THIS INSTRUMENT PREPARED BY:

BOOK 4753 PAGE 206

DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

# WARRANTY DEED

REAU E. FOLK, JR. FORM

| MAP PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| 90-12-222 | Mr/Mrs Grady L. Roberts | Guaranty Mortgage Company<br>311 7th Avenue North<br>Nashville, Tennessee 32719 |
| FIELD BOOK NUMBER(S)<br>8DA-29917 | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)<br>626 Westboro Drive | LOAN OR ACCOUNT NO. 29486<br>PROPERTY IS [X] IMPROVED [ ] UNIMPROVED |

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

| | | | | | |
|---|---|---|---|---|---|
| OCT-5 | CONV | 16,550.00 | | | |
| OCT-5 | S'TAX | | A* | 42.90 | |
| OCT-5 | PB'FEE | | A* | .50 | |
| OCT-5 | W'DEED | | A* | 4.00 | * 47.40 |

C. D. SMITH and wife, SHIRLEY B. SMITH

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto GRADY L. ROBERTS and wife, VIRGINIA DARE ROBERTS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 2 on the Plan of Westboro Section 5, as of record in Book 3300, page 3.

Said Lot No. 2 fronts 60.0 feet on the easterly side of Westboro Drive and extends back between lines 195.0 feet on the northerly line and 196.6 feet on the southerly line, to a line in the rear on which it measures 39.2 feet.

Being the same property conveyed to C. D. Smith and wife, Shirley B. Smith, by deed from George Robert Nash, Jr., and Ethel Alyne Rayburn, as of record in Book 4111, page 884.

This conveyance is made subject to restrictions of record in Book 3247, page 333 as amended in Book 3309, page 165.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 2nd day of October, 1973.

Shirley B. Smith

C. D. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, David B. Herbert, a Notary Public in and for the State and County aforesaid, personally appeared the within named C. D. Smith and wife, Shirley B. Smith the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 2nd day of October, 1973.

My commission expires: 7-27-77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS:

$ 16,550.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF October 1973

MY COMMISSION EXPIRES: 7-27-77 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

C. D. SMITH AND WIFE

TO

GRADY L. ROBERTS AND WIFE

C 26806

IDENTIF. REFERENCE

OCT 5 3 51 PM '73

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

111 Mill Rd

ORTALE, KELLEY, HERBERT & CRAWFORD
1417 Fatherland Building
Nashville, Tennessee
37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

Notary Public