BOOK 4756 PAGE 20 FORM NO. WD-1

THIS INSTRUMENT PREPARED BY:

W. E. WEEMS, II
Atttorney at Law
3310 Lebanon Road Building
Hermitage, Tennessee 37076

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,022.81

E. Mark Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF Oct 1973.

Lee E Patton
Notary Public

MY COMMISSION EXPIRES: April 25, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
E MARK TURNER ETUX (NAME)	DOBSON-JOHNSON (NAME)	91-SW
2931 Emery Dr. (STREET ADDRESS OR ROUTE NUMBER)	Nashville (STREET ADDRESS)	10
Donelson Tenn (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	189

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, DAUPHIN, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO E MARK TURNER ET UX NANCY ANN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 362 on the Map of Cloverhill, Section V, as of record in Book 2133, page 88, Register's for Davidson County, Tennessee.

Said Lot No. 362 fronts 60 feet on the southerly margin of Emery Drive and extends back between lines 166 feet on the westerly line and 178.5 feet on the easterly line to a dead line measuring 76 feet thereon.

Being the same property conveyed to Dauphin, Inc., by deed from James R. Davis and wife, Judith G. Davis, of record in Book 4317, page 796, said Register's Office.

This conveyance is subject to setback lines, easements, encumbrances encroachments and restrictions as of record in Book 2454, page 247, said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a deed of trust to Dobson & Johnson, of record in Book 4123, page 92, said Register's Office, and also that the escrow account in connection with the aforesaid deed of trust, and the hazard insurance policy on the subject property is hereby transferred and assigned to the said grantees.

This is unimproved ( ) improved (XX) property, known as 2931 Emery Drive, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 31st day of August, 19 73

DAUPHIN, INC. BY JAMES L. WINFREE, PRESIDENT

JIMMIE S. HARPER, SECRETARY

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

the bargainor, 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 Hermitage, Tennessee, this 31st day of August 19 73.

Commission expires

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, THE UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared JAMES L. WINFREE and JIMMIE S. HARPER with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the PRESIDENT and SECRETARY respectively of the DAUPHIN, INC. the within named bargainor, a corporation, and that (he / they) as such PRESIDENT and SECRETARY, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said JAMES L. WINFREE as such PRESIDENT, and attesting the same by the said JIMMIE S. HARPER as such SECRETARY

Witness my hand and official seal at office at Hermitage, Tennessee on this, the 31st day of August, 19 73

My commission expires 2-5-77

Notary Public

WARRANTY DEED

FROM
DAUPHIN, INC.

TO
E. Mark Turner
2331 Emery Dr.
Nashville Tenn

C 2 8 0 2 6

IDENTIF. REFERENCE

OCT 16 2 48 PM '73

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 16 73	CONV	14,022.81			
OCT 16 73	S'TAX		A*	36.40	
OCT 16 73	PR'FEE		A*	.50	
OCT 16 73	W'DEED		A*	4.00	* 40.90