BOOK 4761 PAGE 140

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
George W. Layman (NAME)	First Federal Savings & Loan Association (NAME)	Map 131-4
1134 Duncanwood Drive (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	Parc. 240
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	16DA 38641

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) ---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note now payable to First Federal Savings and Loan Association and secured by a Deed of Trust of record in Book 3324, page 25, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith.

PETER S. SIMONE and wife, CATHERINE J. SIMONE

have this day bargained and sold, and do hereby transfer and convey unto the said GEORGE W. LAYMAN (UNMARRIED)

his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 43 on the Map of Duncanwood, as of record in Book 1424, page 139, Register's Office for said County.

Said Lot fronts 110 feet on the northerly side of Duncanwood Drive and runs back 194.4 feet on the easterly line and 196.4 feet on the westerly line, to a dead line in the rear, measuring 110 feet thereon.

Being the same property conveyed to Peter S. Simone and wife, Catherine J. Simone by deed from Marjorie Snyder Book of record in Book 3313, page 617, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 29,000.00

Subscribed and sworn to before me, this the 31st day of October, 19 73

Affiant

My commission expires 4/22/77 (Affix Seal)

Notary Public

This is unimproved (X) improved property, known as 1134 Duncanwood Drive, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GEORGE W. LAYMAN (UNMARRIED)

his (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1973 taxes and restrictive covenants of record in Book 1786, page 178, said Register's Office. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said George W. Layman, Unmarried

his (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 20th day of October, 19 73 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Peter S. Simone

Catherine J. Simone

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.
NASHVILLE, TENN. 37219

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STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ } California

Personally appeared before me, Gordon D Atherton (ORANGE) *a Notary Public in and for said County and State,* Peter S. Simone ~~and wife, Catherine J. Simone~~

the within named 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 20th *day of* October *19*73.

Gordon D. Hetherton *Notary Public*

Commission expires June 23, 1974

OFFICIAL SEAL
Gordon D. Hetherton
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
ORANGE COUNTY
My Commission Expires June 23, 1974

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, William Louis Shirley, *a Notary Public of the State and County aforesaid, personally appeared* Catherine J. Simone, *with whom I am personally acquainted, and who, upon oath, acknowledged* her self *to be* Catherine J. Simone *of the* ~~,~~ *the within named bargainor, a corporation, and that* she *as such* Catherine J. Simone, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ~~self~~ *as* ~~.~~

Witness my hand and seal, at office in Nashville, Tennessee
this 24th *day of* Oct., *19*73.

WILLIAM LOUIS SHIRLEY NOTARY PUBLIC LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES APRIL 26, 1975

William Louis Shirley *Notary Public*

Commission expires ~~.~~

NOV-13 CONV 29,000.00
NOV-13 S TAX A* 75.40
NOV-13 P FEE A* .50
NOV-13 W DEED A* 4.00 * 79.90

C 30299

IDENTIF. REFERENCE

Nov 1 3 38 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Peter S. Simone et ux
TO
George W. Layman (Unmarried)

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2050
NASHVILLE, TENNESSEE

Return to Gail Pigg