BOOK 1774 PAGE 315

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Wayne R. Tate	Colonial Mortgage Company	84-7
(NAME)	(NAME)	
2633 Windemere Drive	3465 Norman Bridge Road	par 28
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37214	Montgomery, Alabama 36105	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00----------
----------TEN AND NO/100----------DOLLARS

Cash paid by Wayne R. Tate and wife, Beverly B. Tate, and other good and valuable considerations, the receipt of which is hereby acknowledged.

DEC28 CONV 40,000.00
DEC28 STAX A* 104.00
DEC28 PRFEE A* .50
DEC28 WDEED A* 4.00 * 108.50

We, Thomas H. Chapin, Jr. and wife, Janie C. Chapin,

have bargained and sold, and by these presents do transfer and convey unto the said Wayne R. Tate and wife, Beverly B. Tate,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 123 on the Plan of Sunny Acres, Section IV, as of record in Book 2900, page 2, Register's Office for said County, described as follows: Beginning at a point in the southerly margin of Windemere Drive, the common front corners of Lots Nos. 122 and 123; thence with the line between said lots, southerly 164.9 feet to a concrete monument at the common rear corners of Lots Nos. 122, 123, and 124; thence with the line between Lots Nos. 123 and 124, westerly 170.1 feet to a concrete monument in the easterly margin of Windemere Court at common front corners of Lots Nos. 123 and 124; thence with said margin of said Court, northerly 177.0 feet to a concrete monument at the beginning of a curve having a radius of 25 feet; thence around said curve northeasterly 41.19 feet to a concrete monument in the southerly margin of Windemere Drive; thence with said margin of said Drive, easterly 213.19 feet to the point of beginning.

Being the property conveyed to Thomas H. Chapin, Jr. and wife, Janie C. Chapin by deed from William S. Bishop and wife, Lynn S. Bishop, of record in Book 3997, page 950, Register's Office for said County.

The above description has been corrected to conform to the survey prepared December 19, 1973, by E. Ralph Roberson, Jr., Registered Land Surveyor.

unimproved ( )
This is improved (XX) property, known as 2633 Windemere Drive
(House Number) (Street)
Nashville, Tennessee 37214
(P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 27th day of December, 1973.

X Thomas H. Chapin, Jr.

X Janie C. Chapin

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, David C. Kipp, a Notary Public in and for said County and State, the within named Thomas H. Chapin, Jr. and wife, Janie C. Chapin, 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, this 27th day of December, 1973

My commission expires August 2, 1977 Notary Public David C. Kipp

STATE OF TENNESSEE
COUNTY OF

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

Witness my hand and seal, at office in ,
this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 40,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Thomas H. Chapin Jr.

Sworn to and subscribed before me
this 27th day of December, 19 73

My commission expires August 2, 1977 Notary Public David C. Kipp

This instrument was prepared by:	
Name	Address

WARRANTY DEED

FROM Thomas H. Chapin, Jr. et ux

TO Wayne R. Tate, et ux

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
311 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

Tennessee Title
Offices of
Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

C 36689

IDENTIF. REFERENCE

DEC 28 1 46 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:
DOBSON & JOHNSON, INC.

FORM 1002 HEBBEY REV. 4/1/73