BOOK 4777 PAGE 33

WARRANTY DEED

Mail

PREPARED BY:
STEELEMEIER & WOODBROOK
ATTORNEYS AT LAW
2002 RICHARD JONES ROAD

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Toni Wine (NAME)	Security Federal Savings (NAME)	145-0-103
1209 McGrace Lane (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 40403 (STREET ADDRESS)	FH 25622
Nashville, Tennessee 37220 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37204 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantee herein to pay a deed of trust note in the original principal sum of $60,000.00 Dollars payable to Security Federal Savings and Loan Association, and being secured by a deed of trust executed by MURREY M. HARMAN, JR., and wife, MARSHA M. HARMAN, to Everett A. Covington, Jr., Trustee, of record in Book 4657, page 67.

MURREY M. HARMAN, JR., and wife, MARSHA M. HARMAN

have this day bargained and sold, and do hereby transfer and convey unto the said TONI WINE, a single person

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

Being Lot No. 7 on the Plan of Tanglewood Estates, of record in Book 4175, page 81, Register's Office for said County.

Said Lot No. 7 fronts 440.27 feet on the southerly margin of McGrace Lane and extends back 261.38 feet on the easterly line and 128.62 feet on the northwesterly line to a dead line in the rear, measuring 410.64 feet thereon.

Being the same property conveyed to MURREY M. HARMAN, JR., and wife, MARSHA M. HARMAN by deed from ERVIN T. SAIN, of record in Book 4566, page 205, said Register's Office.

This conveyance is made subject to restrictions of record in Book 4358, page 453; and to easements for water mains of record in Book 465, page 179, and Book 460, page 170; and to an easement for the right of way of Granny White Pike, lying within the boundaries of the property described above; and to an easement for roadways of record in Book 723, page 610.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $104,000.00

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

Affiant

My commission expires: 7-24-77 (Affix Seal)

Notary Public

This is (unimproved ( ) improved (X)) property, known as 1209 McGrace Lane (House Number) (Street) Nashville, Tennessee 37220 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 Toni Wine, her *(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 as shown above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Toni Wine, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 31st day of December, 1973, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Murrey M. Harman Jr.

Marsha M. Harman

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MURREY M. HARMAN, JR., and wife, MARSHALM. HARMAN

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 this 31st day of December, 1973.

Notary Public

Commission expires 7-24-77

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____ the within named bargainor, a corporation, and that he as such _____ 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 _____ this _____ day of _____, 19____

Notary Public

Commission expires _____

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Instrument Unsatisfactory When Received.

JAN-2 CONV 90,000.00
JAN-2 CONV 14,000.00
JAN-2 S TAX A* 270.40
JAN-2 PRCEE A* .50
JAN-2 MDEED A* 4.00 * 274.90

WARRANTY DEED

FROM MURREY M. HARMAN, JR., ET UX

TO TONI WINB

93677

IDENTIF. REFERENCE

JAN 2 9 36 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE