BOOK 4783 PAGE 77

THIS INSTRUMENT PREPARED BY:
Thomas E. Stewart, Attorney
223 Madison Street
Madison, Tennessee 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
NELLIE A. WILLIAMSON	GUARANTY MORTGAGE COMPANY	
(NAME)	(NAME)	
1316 McALPINE AVENUE	311 SEVENTH AVENUE NORTH	61-16
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TENNESSEE	NASHVILLE, TENNESSEE 37219	203 Pul
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ---------- ($10.00) ----- *Dollars,*

cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged, including the grantee assuming an unpaid indebtedness as described and recorded in Book ____, page _____, Register's Office for Davidson County, Tennessee, which grantee promises to pay and agrees to hold the grantors harmless from the same.

RAYMOND J. LUPER AND WIFE, VIOLA LUPER,

have this day bargained and sold, and do hereby transfer and convey unto the said

NELLIE A. WILLIAMSON, a single person, her

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

Land in Davidson County, Tennessee, being the westerly 51 feet of the northerly 200 feet of Lot No. 48 on the map of Kennedy and Graves Subdivision of Black C and D of Monte Vista, of record in Book 843, page 14, Register's Office for Davidson County, Tennessee.

Said part of said Lot No. 48 fronts 51 feet on the southerly side of McAlpine Avenue and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Raymond J. Luper and wife, Viola Luper by deed from Secretary of Housing and Urban Development of Washington, D. C., of record in Book _____, page _____, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 14,600.00

Subscribed and sworn to before me, this the 23 day of Jan- 19 76

Affiant Grady Hall

My commission expires: Sept 24 1976 (Affix Seal)

Notary Public E. E. Stewart

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

This is improved ( ) unimproved (X) property, known as 1316 McAlpine Avenue, Nashville, Tennessee 37216
(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

grantee, 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 appears of record.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantee, her

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

Witness my hand and seal this 23rd day of Jan- 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Raymond J. Luper

X Viola Luper

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, T. E. Steames *a Notary Public in and for said County and State,* Davidson County *RAYMOND J. LUPER AND WIFE, VIOLA LUPER,*

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* 22nd *day of* Jan., *19*74

T. E. Steames *Notary Public*

T. E. STEAMES NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Commission expires Sept-12-1976

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 .....

JAN24 CONV 14,600.00
JAN24 S TAX A* 37.96
JAN24 PR FEE A* .50
JAN24 W DEED A* 4.00 * 42.46

WARRANTY DEED

FROM
RAYMOND J. LUPER, ET UX

TO
NELLIE A. WILLIAMSON

Mail deed to:
Commonwealth Realty Co.
223 Madison St.
Madison, Tenn.

C 39674

IDENTIF. REFERENCE

JAN 24 2 03 PM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115