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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,150.00

Edgar A. Milam
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF February 1974

John D. Adams
Notary Public

MY COMMISSION EXPIRES: 5-1-76
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Wilkins & Adams, Attys. 112 Stahlman Building, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edgar A. Milam (NAME)	Hamilton Mortgage Corporation (NAME)	13DA-64375
1701 River Drive (STREET ADDRESS OR ROUTE NUMBER)	6065 Roswell Road, N.E. (STREET ADDRESS)	Map 80-4
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia (CITY) (STATE) (ZIP)	Par. 100

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~~ I, RUBY W. WILKES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDGAR A. MILAM and wife, MAGGIE J. MILAM

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:

LAND in Davidson County, Tennessee, being Lot No. 1-B on the plan of The Re-Sub of Lot 1, Northside Addition, Section I, of record in Book 4060, page 45, Register's Office for said County.

SAID Lot No. 1-B fronts 95.4 feet on the northerly margin of River Drive and extends back 108.7 feet on the westerly line and 150.25 feet on the easterly line to a dead line in the rear, measuring 152.9 feet thereon.

BEING the same property conveyed to Ruby M. Wilkes by deed from Dudley W. King, Sr. and wife, Barbara A. King, of record in Book 4192, page 389, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all restrictions ,easements, or other encumbrances which are matters of public record.

This is { unimproved (X) / improved (X) } property, known as 1701 River Drive, Nashville, Tennessee 37218
(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 my hand this 6th day of February, 1974

Ruby M. Wilkes
RUBY M. WILKES

CR/

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 RUBY M. WILKES

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of February 19 74

Commission expires 5-1-76

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
RUBY M. WILKES

TO
EDGAR A. MILAM ET UX

C41695

IDENTIF. REFERENCE

FEB 12 2 12 PM '74

FELIX Z. WILS. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

CB
Box 8

FEB 12	CONV	20,150.00			
FEB 12	STAX		A*	52.26	
FEB 12	PBFEE		A*	.50	
FEB 12	WDEED		A*	4.00	* 56.76