THIS INSTRUMENT PREPARED BY:
DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

BOOK 4788 PAGE 415

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP - PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
142-2-154	Mr/Mrs David A. Baseheart same as below	Home Federal Savings & Loan L & C Tower Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 9D-5357	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 206 Carriage Drive	LOAN OR ACCOUNT NO. 600,047-2 AMIC PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

FEB14	CONV	31,000.00			
FEB14	STAX		A*	80.60	
FEB14	PRFEE		A*	.50	
FEB14	WDEED		A*	4.00	* 85.10

RUDY ROSZAK and wife, BONNIE G. ROSZAK hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DAVID A. BASEHEART and wife, PATRICIA B. BASEHEART

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 166 on the Plan of Cross Timbers, Section 4, as of record in Book 4175, page 54.

Said Lot No. 166 fronts 84.90 feet on the southerly sideof Carriage Drive and runs back 174.29 feet on the westerly line and 165.49 feet on the easterly line, to a dead line in the rear, measuring 85.35 feet thereon.

Being the same property conveyed to Rudy Roszak and wife,Bonnie G. Roszak, by deed from Hillsboro Homes, Inc., as of record in Book 4397, page 428.

This conveyance is made subject to restrictions of record in Book 4317, page 284.

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

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1974 taxes which have been prorated and assumed by Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 13th day of February, 19 74

Bonnie G. Roszak

Rudy Roszak

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4788 PAGE 416

Before me, David B. Herbert, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Rudy Roszak and wife, Bonnie G. Roszak

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, Tennessee, this, the 13th day of February, 1974.

My commission expires: 7-27-77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 31,000.00

David A. Basheart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February, 1974

MY COMMISSION EXPIRES: 7-27-77 (AFFIX SEAL)

Notary Public

C 4 2 0 1 6

File In File Room
L-600-047-2

WARRANTY DEED

FROM
RUDY ROSZAK AND WIFE

TO
DAVID A. BASEHEART AND WIFE

IDENTIF. REFERENCE

FEB 14 2 47 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public