ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Edna L. Zimmerlee (NAME)	Guaranty Mortgage Company (NAME)	
1010B Virginia Avenue (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	61-11
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	149

WARRANTY DEED

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

Cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE;

FEB22 CONV 10,600.00
FEB22 STAX A* 27.56
FEB22 PRFEE A* .50
FEB22 WDEED A* 4.00 * 32.06

LD RALPH GEARLDS, SR. AND WIFE, TRELLA MAI GEARLDS

have bargained and sold, and by these presents do transfer and convey unto the said EDNA L. ZIMMERLEE, unmarried

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

Being the westerly part of Lot 28 on the Map of George Burrus' Subdivision of Lot No. 81 on the Maplewood Home Tract of record in Book 421, page 178, Register's Office for said County.

According to an unregistered copy of a survey of a part of said lot made by Harvey Ghee, Surveyor, under date of August 7, 1947, said part of said lot fronts 75 feet on the south side of Virginia Avenue and runs back between lines, 235.75 feet on the west line and 231.44 feet on the east line to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to LD Ralph Gearlds, Sr., by deed from James R. Moon and wife, as of record in Book 4739, page 282, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1010-B Virginia Avenue, Nashville, Tennessee
(House Number) (Street)

(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 22nd day of February, 19 74.

LD Ralph Gearlds Sr. — Trella Mai Gearlds

LD RALPH GEARLDS, SR. — TRELLA MAI GEARLDS

BOOK 4790 PAGE 749

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named LD RALPH GEARLDS, SR. AND WIFE, TRELLA MAI GEARLDS

the bargainor, 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 Nashville, Tennessee, this 22nd day of February, 1974.

My commission expires April 25, 1974 Notary Public L.L. Richards

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 $ 10,600.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Edna Zimmerlee

Sworn to and subscribed before me this 22nd day of February, 19 74.

My commission expires April 25, 1974 Notary Public L.L. Richards

This instrument was prepared by:

C. H. Briley, Jr. Attorney	Suite 2114 Parkway Towers	Nashville, Tennessee
Name	Address	

G-235275-bjh

WARRANTY DEED

FROM LD Ralph Gearlds, Sr. and wife Trella Mai Gearlds

TO Edna L. Zimmerlee, Unmarried

C 4 3 1 1 5

IDENTIF. REFERENCE

FEB 22 3 11 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

FILE TENNESSEE TITLE CO.