THIS INSTRUMENT PREPARED BY:
Joe M. Haynes, Attorney
1601 1/2 Buchanan St.
Nashville, TN 37208

BOOK 4791 PAGE 738

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Murph T. Cathcart | First Federal Savings & Loan | |
| (NAME) | (NAME) | |
| 3227 Clarksville Highway | Fourth & Union Street | 91-13 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, TN | 10 Pal |
| (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 by Murph T. Cathcart, and other good and valuable considerations, including the assumption of a deed of trust note in the original principal amount of $12,850.00, payable to First Federal Savings and Loan Association, and of record in Book 4536, page 956, Register's Office for Davidson County, Tennessee,

Leonard E. Brand and wife, Gaynell D. Brand,

*have this day bargained and sold, and do hereby transfer and convey unto the said* Murph T. Cathcart, his

(successors), heirs and assigns,

*certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 1 of Block "E" on the Map of Croleywood Subdivision, Section Two, as of record in Book 1130, page 100, Register's Office for said County.

Said Lot No. 1 fronts 60 feet on the northerly side of Columbia Avenue and runs back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Leonard E. Brand and wife, Gaynell D. Brand, by deed from Bobby Vernon Dycus and wife, of record in Book 4536, page 954, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 13,484.30

Subscribed and sworn to before me, this the 22nd day of February 1974

Affiant: Joe M. Haynes

My commission expires: 4-30-75 (Affix Seal)

Notary Public: Nancy J Cox

This is improved ( ) unimproved ( ) property, known as ..... (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* Murph T. Cathcart, his

(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Murph T. Cathcart, his

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

*Witness* our *hand* S *this* 22nd *day of* February, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Leonard E Brand

x Gaynell D. Brand

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Joe M. Haynes, *a Notary Public in and for said County and State,* Leonard E. Brand and wife, Gaynell D. Brand,

*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, Tennessee
*this* 22nd *day of* February, *1974.*

Joe M. Haynes
Notary Public

*Commission expires* 5-1-74

HAYNES NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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* .....

FEB27⁷⁴ CONV 13,484.30
FEB27⁷⁴ S'TAX . . A* 35.10
FEB27⁷⁴ PR'FEE . . A* .50
FEB27⁷⁴ W'DEED . . A* 4.00 * 39.60

**WARRANTY DEED**

FROM
LEONARD E. BRAND, ET UX

TO
MURPH T. CATHCART

C 43560

IDENTIF. REFERENCE

FEB 27 9 44 AM '74

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS