This instrument was prepared by:
Raymond H. Darrow
Attorney-at-Law
First American Center
Nashville, Tennessee 37238

BOOK 4792 PAGE 549

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Miss Clarice Reed (NAME)	The Lomas & Nettleton Company (NAME)	6D-23575
302 Lynn Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 926 (STREET ADDRESS)	
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia 23451 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Twenty-three Thousand Seven Hundred Fifty ($23,750.00) ---------- *Dollars,*
OF WHICH Thirteen Thousand Sixty-eight Dollars and seventy-eight cents cash in hand paid by Miss Clarice Reed, the receipt of which is hereby acknowledged, and the said Miss Clarice Reed agrees to assume the balance of an indebtedness in the amount of $10,681.22 secured by a deed of trust, on the property herein conveyed, secured by a deed of record in Book 3383, page 401, in the original amount of $13,750.00.

We, Goldy L. Tatom and wife, Edna W. Tatom

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

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

Land in Davidson County, Tennessee, being Lot No. 356 on the Plan of Section III, Caldwell Hall, of record in Book 2900, page 131, Register's Office for said County.
Said Lot No. 356 fronts 90 feet on the north side of Lynn Drive and extends back 148 feet on the east line and 155.1 feet on the west line to a dead line in the rear on which it measures 70 feet.

Being the same property conveyed to Goldy L. Tatom and wife, Edna W. Tatom, by deed from Gloria R. Ford, of record in Book 4076, page 244, Register's Office for said County.

Subject to Plan of record in Book 2900, page 131, shows an Owner's certificate, a 30 foot minimum building setback line from Lynn Drive and a 10 foot easement for public utility purposes along the rear line of said lot; and also restrictions of record in Book 1788, page 108 and Book 3164, page 222, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,750.00

Affiant

Subscribed and sworn to before me, this the 20 day of February, 19 74

Notary Public

My commission expires: 3/13/76 (Affix Seal)

This is unimproved ( ) improved (X) property, known as 302 (House Number) Lynn Drive (Street) Nashville, Tenn. 37211 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 Miss Clarice Reed 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 above stated and taxes for the year 1974 which the Grantee Agrees to assume.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Miss Clarice Reed her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 20th *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.*

Goldy L. Tatom

Edna W. Tatom

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ethelyne Turrentine, a Notary Public in and for said County and State, Goldy L. Tatom and wife, Edna W. Tatom

the within named bargainor S, with whom I am personally acquainted, and who acknowledged that their executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 20th day of February, 1974.

Ethelyne Turrentine Notary Public

My Commission expires 3/13/76

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.....

MAR-17 CONV 23,750.00
MAR-17 S'TAX A* 61.62
MAR-17 PR'FEE A* .50
MAR-17 W'DEED A* 4.00 * 66.12

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

C 43875

WARRANTY DEED

FROM
Goldy L. Tatom, et ux

TO
Miss Clarice Reed

IDENTIF. REFERENCE

MAR 1 9 06 PM '74
FILED AND RECORDED
DAVIDSON COUNTY, TENN.

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

CURRENT TAX CO.
Title # 22176

Pd. 66.12