ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: BOOK 4798 PAGE 248	MAP-PARCEL NUMBERS:
Walter M. Owens, et ux	same.	
(NAME) 4205- Wyoming Ave.	(NAME)	103-4
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn. 37209	(STREET ADDRESS)	274 pt
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Twelve Thousand Four Hundred Forty-two Dollars and 19/100's----------($12,442.19)---------- DOLLARS of which $3,000.00 has been paid in cash by Walter M. Owens and wife, Mildred B Owens, and for the remainder, said Walter M. Owens and wife, Mildred B. Owens assume and agree to pay the unpaid balance of $9,442.19 of an original indebtedness secured by a deed of trust executed by Ernest H. Hobby and wife, Lurene F. Hobby to T. I. Holman, Jr., Trustee, dated February 12, 1969, and recorded in Book 4310, page 258, Register's Office for Davidson County, Tennessee to secure First Federal Savings and Loan Association of Nashville, the receipt of which is hereby acknowledged, We, Alvin Ashburn and wife, Nellie Ashburn,

have bargained and sold, and by these presents do transfer and convey unto the said Walter M. Owens and wife, Mildred B. Owens

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

Land in Davidson County, Tennessee, being Lot No. 20 on the Map of Charlotte Avenue Church of Christ Addition, as of record in Book 547, page 199, Register's Office for said County.

Said Lot No. 20 fronts 50 feet on the south side of Idaho Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Alvin Ashburn and wife, Nellie Ashburn by deed from Ernest H. Hobby and wife, Lurene F. Hobby, of record in Book 4756, page, 851, Register's Office for Davidson County, Tennessee. 4756

MAR21'74 CONV 12,442.19
MAR21'74 S TAX A* 32.24
MAR21'74 PB FEE A* .50
MAR21'74 W DEED A* 4.00 * 36.74

unimproved ( )
This is improved (X) property, known as 4107 Idaho Avenue Nashville, Tennessee 37209
(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 21st day of March, 1974.

Alvin Ashburn
Nellie Ashburn

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, H. B. Duncan, a Notary Public in and for said County and State, the within named Alvin Ashburn and wife, Nellie Ashburn

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 21 day of March, 19 74

My commission expires 2-1-75 Notary Public H B Duncan

H. B. DUNCAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 tranafer or value of property (whichever is greater) is $ 12,442.14
This is equal to or greater than the property would bring at a fair and voluntary sale.

Walter M. Owens

Sworn to and subscribed before me
this 21st day of March, 1974

My commission expires 2-1-75 Notary Public H B Duncan

H. B. DUNCAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:

William E. Higgins, Atty. 338 46th Avenue North P. O. Box 90202 Nashville, TN 37209
Name Address

WARRANTY DEED

FROM Alvin Ashburn and wife, Nellie Ashburn

TO Walter M. Owens and wife, Mildred B. Owens

C 46553

IDENTIF. REFERENCE

MAR 21 2 18 PM 74

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

State of Tennessee Title

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

FORM 1002 HEBSEY REV. 4/1/70