BOOK 4798 PAGE 847

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM [illegible]

JAMES C. NICHOLSON ET UX,

SALLY H. NICHOLSON

TO

DAN G. KELLER ET UX,

BLANCHE T. KELLER

Please Mail Each To
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214

For draftsman's use

THIS INSTRUMENT PREPARED BY:

John G. Doak, Atty.
2525 Lebanon Rd.
Nashville, Tenn. 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAN G. KELLER ET UX. (NAME)	NOEL PALMER MTG. CO. (NAME)	95-L
2146 June Drive (STREET ADDRESS OR ROUTE NUMBER)	Suite 402 Stahlman Bdg. (STREET ADDRESS)	14 Part
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37201 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

T
IDENTIF. REFERENCE
MAR 25 10 57 AM '74
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$31,750.00 x Dan Keller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF March 19 74

John G. Doak
Notary Public

MY COMMISSION EXPIRES: 23 May 1976

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

C 46843

For and in Consideration of the sum of Ten ($10.00) DOLLARS

and other good and valuable considerations including grantees agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated June 28, 1962 of record in Book 3414, page 577, Register's Office for Davidson County, Tennessee in the original principal amount of $17,900.00

We, James C. Nicholson and wife, Sally H. Nicholson

have bargained and sold, and by these presents do transfer and convey unto the said

Dan G. Keller and wife, Blanche T. Keller

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 47 on the Plan of Donelson Hills, as of record in Book 2331, pages 22 and 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 47 fronts 248.03 feet on the north side of June Drive and runs back 167.1 feet on the east line and 210.9 feet on the west line to a dead line on which it measures 175.7 feet.

BEING the same property conveyed to James C. Nicholson and wife, Sally H. Nicholson, by deed from Robert J. Aylward and wife, Margie D. Aylward, of record in Book 3402, page 469, Register's Office for Davidson County, Tennessee.

GRANTORS further transfer and convey unto grantees the funds held in escrow and do hereby authorize Noel Palmer Mtg. Co. to transfer the existing insurance on the premises to grantees.

2525 Lebanon Road
Nashville, Tenn. 37214

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This is {Unimproved / Improved} property, known as 2146 June Drive Nashville, Tenn.
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 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.

And we do further covenant and bind ourselves heirs and representatives, to warrant and forever defend the title to the said grantees heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 22 day of March, 19 74

X James C. Nicholson
JAMES C. NICHOLSON

X Sally H. Nicholson
SALLY H. NICHOLSON

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 James C. Nicholson et ux, Sally H. Nicholson

the bargainorS, 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 22 day of March, 19 74

John G. Doak Notary Public.

Commission expires 23 May 1977

JOHN G. DOAK NOTARY PUBLIC AT LARGE STATE OF TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared

MAR25 CONV 31,750.00
MAR25 PWFEE A* 82.42
MAR25 WDEED A* .50
A* 4.00 * 86.92

with whom I am personally acquainted, and who, upon oath, acknowledged himself to be of 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 .

Please Mail Back To
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214

Notary Public.

Commission expires