DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

# WARRANTY DEED

REAU E. FOLK, JR. FORM

| MAP-PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| 115-4-43 | H. O. Graf<br>719 Greeley Drive<br>Nashville, Tenn. | Now Owner BOOK 4806 PAGE 413 |
| FIELD BOOK NUMBER(S) | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) | LOAN OR ACCOUNT NO. |
| 8D-53160 | 719 Greeley Drive | PROPERTY IS [X] IMPROVED [ ] UNIMPROVED |

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

MAXINE K. BRAZELTON, a widow

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto H. O. "STEVE" GRAF

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 257 on the Plan of Hillwood Estates, Section 10, as of record in Book 2331, pages 95 and 96, described as follows:

BEGINNING at a point in the southwesterly margin of Greeley Drive, at the corner of Lots 257 and 258; thence with the line between said lots, southwesterly 303.2 feet to a point; thence northwesterly 190.5 feet to the margin of Georgetown Road; thence with the margin of the same, northeasterly 274.66 feet to the beginning of a curve; thence around said curve, easterly 39.6 feet to the margin of Greeley Drive; thence with the margin of the same, southeasterly 154.3 feet to the point of beginning.

Being the same property conveyed to Wilson Brazelton and wife, Maxine K. Brazelton, by deed from Wilson H. Goodrich and wife, Katherine N. Goodrich, as of record in Book 3709, page 527, the said Wilson Brazelton having since died.

This conveyance is made subject to (1) Restrictions of record in Book 2491, page 606 and (2) Agreement in Book 2491, page 606, relative to construction of driveway, culverts, or other structures within dedicated roadways.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except for 1974 taxes which have been prorated and assumed by Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 15th day of April 1974

Maxine K. Brazelton

Maxine K. Brazelton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, David B. Herbert, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Maxine K. Brazelton

the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 15th day of April, 1974.

My commission expires: 7/27/77

Notary Public

STATE OF
COUNTY OF

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 74

MY COMMISSION EXPIRES: 7/27/77 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

MAXINE K. BRAZELTON

TO

H. O. "STEVE" GRAF

C 5 0 2 3 6

IDENTIF. REFERENCE

APR 16 2 37 PM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

ORTALE, KELLEY, HERBERT & CRAWFORD

Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

APR16= CONV 65,000.00
APR16= STAX A* 169.00
APR16= .50
APR16= WDEED A* 4.00 * 173.50

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

Notary Public