Mail To Goldsboro Realty Co
P.O. Box 231 Hermitage, Tenn. 37076

BOOK 4810 PAGE 370

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF April, 19 74

Notary Public

MY COMMISSION EXPIRES: 10-4-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber - 217 Shady Grove Road, P. O. Box 2255, Nashville, Tenn. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Eubank (NAME)	Same (NAME)	162-1
356 Tusculum Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	15
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Richard A. Vaughn and wife, Brenda K. Vaughn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Eubank and wife, Katie L. Eubank

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being the southerly part of Lot No. 5 on the Plan of Goodrich Heights, as of record in Book 2663, page 60, Register's Office for said County.

Said lot fronts 100 feet on the southerly side of Tusculum Road, as widened, and extends back 321.2 feet on the westerly line and 330.3 feet on the easterly line to a dead line and measures 100.7 feet thereon.

Being the same property conveyed to Richard A. Vaughn and wife, Brenda K. Vaughn, by deed from Jimmy D. Owen and wife, Ruth H. Owen, of record in Book 4641, page 713, R. O. D. C., Tennessee.

The Grantees herein assume and promise to pay an obligation to First Federal Savings and Loan, as of record in Book 4641, page 715, R.O.D.C., Tennessee.

The Escrow Account, as it relates to this transfer, is hereby conveyed to Grantees, as is the hazard insurance.

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

This is unimproved ( ) improved (X) property, known as 356 (House Number) Tusculum Road (Street) Nashville (P. O. Address) Tennessee (City or Town) 37211 (Postal Zip)

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. Wherever 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 hand this 26th day of April, 1974

Richard A. Vaughn

Brenda K. Vaughn

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard A. Vaughn and wife, Brenda K. Vaughn

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 26th day of April, 19 74.

Commission expires June 16, 1977

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

RICHARD A. VAUGHN AND WIFE,

BRENDA K. VAUGHN

TO

JAMES L. EUBANK AND WIFE,

KATIE L. EUBANK

C 52021

IDENTIF. REFERENCE

APR 29 10 56 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR29'74	CONV	26,038.00			
APR29'74	S'TAX		A*	67.60	
APR29'74	PR'FEE		A*	.50	
APR29'74	W'DEED		A*	4.00	* 72.10