Pioneer National Title Insurance G-236195 BOOK 4810 PAGE 801

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James A. Bess, et ux	Guaranty Mortgage Company	
(NAME)	(NAME)	
5808 Leslie Street	311 7th Avenue, North	91-10 p. 43
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209	Nashville, TN 37219	8DA-22979
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten \and no/100 ---------- ($10.00) ---------- DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of and agreement by James A. Bess and wife, Bertie L. Bess, herein to pay the principal balance now due, plus future interest, on a certain note in the original principal sum of $14,800.00, payable to the order of Guaranty Mortgage Company, Inc., in monthly installments of $98.57, including interest at the rate of Seven Percent (7%) per annum, said note being secured by a deed of trust executed by William A. DeWesee and wife, Joyce E. DeWesee, to Herschel Greer, trustee, of record in Book 4697, page 304, R.O.D.C., Tennessee,

William A. DeWesee and wife, Joyce E. DeWesee have bargained and sold, and by these presents do transfer and convey unto the said James A. Bess and wife, Bertie L. Bess,

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. 48 on the Map of the subdivision of Lots Nos. 39 and 40 in the Division of B. F. Cockrill Farm, as of record in Book 332, page 41, Register's Office for said County.

Said Lot No. 48 fronts 50 feet on the northerly side of Leslie Street and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to William A. DeWesee and wife, Joyce E. DeWesee by deed from the Secretary of Housing and Urban Development of Washington, D.C., acting by and through the Federal Housing Commissioner which is of record in Book 4697, page 304, Register's Office for Davidson County, Tennessee.

This is improved (XX) property, known as 5808 Leslie Street (House Number) (Street)
unimproved ( )

Nashville, TN 37209
(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 29th day of April, 19 74.

William A DeWesee Joyce E DeWesee

BOOK 4810 PAGE 802

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 William A. DeWesee and wife, Joyce E. DeWesee,

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, this 29th day of April, 1974.

My commission expires Aug 19 1974 Notary Public

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 transfer or value of property (whichever is greater) is $17,938.35
This is equal to or greater than the property would bring at a fair and voluntary sale.

James A. Bess

Sworn to and subscribed before me this 29th day of April, 19 74.

My commission expires Aug 19 1974 Notary Public

HOWELL & FISHER, Attys.
By: Jonathan Harwell
Jonathan Harwell Name

This instrument was prepared by:
401 Court Square Bldg., Nashville, TN 37201
Address

mail to

APR30'74 CONV 17,938.35
APR30'74 S'TAX A* 46.54
APR30'74 PR'FEE A* .50
APR30'74 W'DEED A* 4.00 * 51.04

WARRANTY DEED

FROM William A. DeWesee, et ux

TO James A. Bess, et ux

C 52223

IDENTIF. REFERENCE

APR 30 1 33 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219