FORM NO. WD-1

BOOK 1814 PAGE 801

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,750.00

Mary A. Floyd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th DAY OF May, 1974

Notary Public

MY COMMISSION EXPIRES: 11/8/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS (NAME) 507 STAHLMAN BUILDING NASHVILLE, TENNESSEE 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James T. Floyd, et ux (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	13DA-33740
601 Baldwin Court (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Map 59-11
Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	Par 179

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, Melvin E. Brown and wife, Betty Ruth Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James T. Floyd and wife, Mary A. Floyd

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:

LAND in Davidson County, Tennessee, being Lot No. 503 on the plan of Haynes Manor, Section 4, as of record in Book 4175, page 90, Register's Office for Davidson County, Tennessee.

SAID Lot No. 503 fronts 36.22 feet on the southeasterly side of Baldwin Court, and extends back 151.9 feet on the northeasterly line and 157.9 feet on the southwesterly line to a broken line in the rear measuring 222.43 feet thereon.

BEING the same property conveyed to Melvin E. Brown and wife, Betty Ruth Brown, by deed from Harpeth South, Inc., of record in Book 4484, page 209, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book ____, page____, Register's Office for Davidson County, Tennessee; easements and setback as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 601 Baldwin Court (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) (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 s this 6th day of May, 1974

Melvin E. Brown
Melvin E. Brown

Betty Ruth Brown
Betty Ruth Brown

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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 Melvin E. Brown and wife, Betty Ruth Brown

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 6th day of May 19 74

Commission expires 11/8/75

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

file in box #4

WARRANTY DEED

FROM
MELVIN E. BROWN, ET UX

TO
JAMES T. FLOYD, ET UX

C 54043

IDENTIF. REFERENCE

MAY 13 1 57 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY 13	CONV	18,750.00			
MAY 13	S'TAX		A*	48.62	
MAY 13	PR'FEE		A*	.50	
MAY 13	W'DEED		A*	4.00	* 53.12

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.