BOOK 4818 PAGE 941

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$25,000.00

S. Paul Jean
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May 19 74

Notary Public

MY COMMISSION EXPIRES: 5-10-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 3250 DICKERSON ROAD, NASHVILLE, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
S. Paul Jean (NAME)	Dobson & Johnson (NAME)	3D-37765
1701 Lawncrest Drive (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Boulevard (STREET ADDRESS)	
Nashville, Tenn. 37210 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37217 (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~~ and the assumption by the grantees of the unpaid balance of a note secured by a 1st mortgage Deed of Trust of record in Register's Office for Davidson County, Tennessee, we Walter LeonSpruill et ux Louise Spruill HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO S. Paul Jean et ux Elaine J. Jean

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 Lot No. 33 on the plan of Clover Nook Subdivision, as of record in Book 2900, page 51, Register's Office for Davidson County, Tennessee.

SAID Lot No. 33 fronts 102.02 feet on the easterly margin of Lawncrest Drive and runs back 254.6 feet on the northerly line and 354.72 feet on the southerly line to a dead line measuring 207.3 feet thereon.

BEING the same property conveyed to Walter Leon Spruill et ux Louise Spruill by deed from William A. Bell and wife Sally T. Bell, of record in Book 4096, page 645, Register's Office, For Davidson County, Tennessee.

IT is expressly agreed and understood that all right, title and interest in and to the escrow account is hereby transferred to said grantees.

This is unimproved (x) improved ( ) property, known as 1701 Lawncrest Drive, Nashville, Tennessee 37210
(House Number) (Street) (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 hands this 23rd day of May, 19 74

Walter Leon Spruill: Walter Leon Spruill

Louise Spruill: Louise Spruill

BOOK 4818 PAGE 942

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Walter Leon Spruill et ux Louise Spruill

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 23rd day of May 19 74

Commission expires 5-10-75

Kathy A Rock
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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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
WALTER LEON SPRUILL ET UX
LOUISE SPRUILL
TO
S. PAUL JEAN ET UX
ELAINE J. JEAN

C 55908

IDENTIF. REFERENCE

MAY 28 9 19 AM '74

DAVIDSON COUNTY, TENN.

Edward Sedam
Attorney-at-Law
3250 DICKERSON ROAD
NASHVILLE, TENNESSEE 37207

MAY28'74	CONV	25,000.00			
MAY28'74	S'TAX		A*	65.00	
MAY28'74	PR'FEE		A*	.50	
MAY28'74	W'DEED		A*	4.00	* 69.50