BOOK 4820 PAGE 27 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Tom H. Williams, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May 19 74

Patricia L. Lockridge
Notary Public

MY COMMISSION EXPIRES: 2/23/77
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom H. Williams, Jr., 10th Floor, Third National Bank Bldg., Nashville, Tn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen C. & Virginia T. Betts (NAME)	Same (NAME)	116-16
4117 Wallace Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	1231
Nashville, Tenn. 37215 (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, Gretchen T. Dours and husband, David A. Dours

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen C. Betts and wife, Virginia T. Betts

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. 49 on the Map of Part One, Wallace Subdivision, of record in Book 1424, page 16, Register's Office for said County.

Said Lot No. 49 fronts 100 feet on the westerly side of Wallace Lane, formerly Vail Avenue, and runs back 223.5 feet on the northerly line and 219.8 feet on the southerly line, to a dead line measuring 100 feet thereon.

BEING the same property conveyed to Gretchen T. Dours by deed from Edward P. Silva and wife, Suzanne A. Silva, of record in Book 4623, page 678, Register's Office for Davidson County, Tennessee

Said transfer is subject to a restrictive covenant contained in Book 1303, page 55, Register's Office for Davidson County, Tennessee and to a minimum set-back line and easement for public utilities as described in Book 1424, page 16, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 4117 (House Number) Wallace Lane (Street) Nashville, Tenn. (P. O. Address) 37215 (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 29th day of May, 19 74

Gretchen T. Dours

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Patricia L. Lockridge, a Notary Public in and for said County and State, the within named Gretchen T. Dours and husband David A. Dours

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 29th day of May 1974

Commission expires July 23, 1977

Patricia L. Lockridge
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

Gretchen T. Dours and husband

David A. Dours

TO

Stephen C. Betts and wife

Virginia T. Betts

C 5 6 4 4 9

IDENTIF. REFERENCE

MAY 30 10 48 AM '74

DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 30 74	CONV	35,000.00		
MAY 30 74	S'TAX		A*	91.00
MAY 30 74	PR'FEE		A*	.50
MAY 30 74	W'DEED		A*	4.00
				95.50