BOOK 4821 PAGE 458

Prepared by: King & Ballow, p.c.
24th Floor
First American Center
Nashville, TN 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Frederic G. Stutz, et ux	Mortgage Associates, Inc.	161-5-48
(NAME)	(NAME)	
766-768 Huntington Pkwy.	P. O. Box 28146	6D74010
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Atlanta, Ga. 30308	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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, including the assumption by the said Grantees of the unpaid principal balance owing on a note in the original amount of $32,850.00 to Mortgage Associates, Incorporated, a Georgia Corporation, secured by a deed of trust to Richard D. Cahoy, Trustee, of record in Book 4700, Page 482, Register's Office for Davidson County, Tennessee,

We, Garry R. Weaver and wife, Joan C. Weaver,

have this day bargained and sold, and do hereby transfer and convey unto the said

Frederic G. Stutz and wife, Deborah C. Stutz, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 31 on the plan of Huntington Park, Section One, as of record in Book 4175, Page 10, Register's Office for said County.

SAID Lot No. 31 fronts 75 feet on the Northerly side of Huntington Parkway and extends back 150 feet on the Easterly line and 150 feet on the Westerly line to a dead line measuring 75 feet thereon.

BEING part of the same property conveyed to Garry R. Weaver and wife, Joan C. Weaver, by deed from Huntington Parkway Properties, of record in Book 4790, Page 882, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,850.00

Subscribed and sworn to before me, this the 31 day of July 1974

Affiant Garry R. Weaver

My commission expires: 11-26-75 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 766-768 Huntington Parkway, Nashville, TN
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Frederic G. Stutz and wife, Deborah C. Stutz, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as herein mentioned.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* S *this* 31 *day of* July, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Garry R. Weaver

Joan C. Weaver

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., a Notary Public in and for said County and State, Garry R. Weaver and wife, Joan C. Weaver,

the within named 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 31 day of May, 1974.

Commission expires 4-26-75 ..... Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

JUN-3 74	CONV	34,619.05				
JUN-3 74	S'TAX		A*	89.96		
JUN-3 74	PR'FEE		A*	.50		
JUN-3 74	W'DEED		A*	4.00	*	94.46

WARRANTY DEED

FROM

GARRY R. WEAVER, ET UX,

TO

FREDERIC G. STUTZ, ET UX,

C 5 7 1 1 3

IDENTIF. REFERENCE

JUN 3 4 26 PM '74

DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238