This Deed Prepared By:
Leon Ruben, Attorney
125 Lafayette Street
Nashville, Tennessee 37210

BOOK 4823 PAGE 729

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Carlton R. Taylor (NAME)	Guaranty Mortgage Company (NAME)	82-4
912 Manilla Avenue (STREET ADDRESS OR ROUTE NUMBER)	311 7th Avenue, North (STREET ADDRESS)	373 Pal
Nashville, TN 37206 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37219 (CITY) (ZONE) (STATE)	

---$10---

FOR AND IN CONSIDERATION of the sum of

----Ten and no/100---- Dollars,

Cash in hand paid and other good and valuable considerations receipt of which is hereby acknowledged including the assumption of balance due on a note secured by deed of trust dated September 9, 1959 and recorded in Book 2982, page 603, Register's Office Davidson County, Tennessee to secure Guaranty Mortgage Company of Nashville in the original amount of $8,500.00 payable as therein specified, Herschel Greer, Trustee.

I, Goldie Goodman Brady, UNMARRIED

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

Carlton R. Taylor

his ~~XXXXXX~~, heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 4 on the Map of Manila Subdivision, as of record in Book 2854, page 49, Register's Office for said County.

Said Lot No. 4 fronts 56.0 feet on the south margin of Manila Avenue and runs back 150 feet between parallel lines to an alley, measuring 56.0 feet thereon.

Being the same property conveyed to Goldie Goodman Brady, (widow), by deed from Luther M. Roberts, Jr., and wife Edna B. Roberts of record in Book 3161, page 169, Register's Office Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 9,606.00

Subscribed and sworn to before me, this the 7th day of June 19 74

Affiant (Carlton R Taylor)

My commission expires: 1/22/75 (Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 912 Manila Avenue, Nashville, Tennessee 37206
(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

Carlton R. Taylor his ~~XXXXXX~~

heirs and assigns forever. I covenant that I am 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 deed of trust assumed above.

I further covenant and bind myself my heirs and representatives, to warrant and forever defend the title to said real estate to said Carlton R. Taylor his

~~XXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 7th day of June, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Goldie Goodman Brady

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Goldie Goodman Brady, *the within named bargainor....., with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee *this* 7th *day of* June, *19*74.

Commission expires 1/22/75

Notary Public

LUCK RUBEN NOTARY PUBLIC DAVIDSON CO. TENN.

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.....

WARRANTY DEED

FROM

GOLDIE GOODMAN BRADY

TO

CARLTON R. TAYLOR

C 5 8 1 5 5

IDENTIF. REFERENCE

JUN 11 9 21 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN 11 74 CONV *9,606.00
JUN 11 74 S'TAX A* 24.96
JUN 11 74 PR'FEE A* .50
JUN 11 74 W'DEED A* 4.00 * 29.46

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238