PREPARED BY:
A. BRADEN FLOYD, JR. ATTY
338 WHITE BRIDGE ROAD
NASHVILLE, TN 37209

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June 1974.

Notary Public

MY COMMISSION EXPIRES: Dep Register

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ralph E. Mosely et ux (NAME)	Mortgage Associates, Inc. (NAME)	115-16
156 Haverford Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	75
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30308 (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, Beverly V. Smith and wife, Doris F. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ralph E. Mosely and wife, Karen W. Mosely

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. 16 on the map of West Meade Farms, Inc., Section III as of record in Book 1835, page 4, Register's Office for said County.

Said Lot No. 16 fronts 100 feet on the northerly side of Haverford Drive and runs back 187.2 feet on the westerly line and 179 feet on the easterly line, to a dead line, measuring 100.3 feet thereon.

Being the same property conveyed to Beverly V. Smith and wife, Doris F. Smith by deed from Marie Ward Chaffin, of record in Book 4713, page 724 Register's Office for Davidson County, Tennessee.

ASSUMPTION CLAUSE For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated 5/31/73 and filed for record _____ in the office of the recorder of deeds of Davidson County, Tennessee, in Book 4713, page 726 and note of even date thereby secured int he original principal amount of $37,500.00 payable to Richard D. Cahoy, Trustee for Mortgage Associates, Inc. which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligations under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This is unimproved ( ) improved (X) property, known as 156 Haverford Drive, Nashville, Tennessee.
(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 hand s this 10th day of June, 19 74

X Beverly V. Smith
Doris F. Smith

Witnesses

STATE OF TENNESSEE / ~~FLORIDA~~
~~Davidson~~ Polk County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Beverly V. Smith

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Lakeland, Polk County, ~~Tennessee~~ Florida, this 10th day of June 1974

Notary Public, State of Florida at Large
My Commission Expires September 20, 1977
Commission expires

Notary Public

STATE OF TENNESSEE
Davidson County

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Doris F. Smith

the 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 10th day of June 1974

Commission expires 5-23-77

Notary Public

C 5 9 4 7 2

WARRANTY DEED

FROM

BEVERLY V. SMITH, ETUX

TO

RALPH E MOSELY, ET UX

IDENTIF. REFERENCE

JUN 19 11 54 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN 19	CONV	49,000.00			
JUN 19	S'TAX		A*	127.40	
JUN 19	PR'FEE		A*	.50	
JUN 19	W'DEED		A*	4.00	* 131.90

File
A. Braden Floyd, Jr.,

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.