BOOK 4831 PAGE 967

Mail Chandler Realty Co
2625 Murfreesboro Road
Nashville, Tenn. 37217

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Terrell M Sellers (NAME)	Dobson & Johnson Inc (NAME)	Map 150-1
482 Rural Hill Road (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Blvd (STREET ADDRESS)	Pas 38
Nashville Tenn 37217 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn 37217 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- ---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3932, page 967, Register's Office for Davidson County, Tennessee.

We, Joseph T. Oczkowicz and wife, Martha S. Oczkowicz,

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

Terrell M. Sellers and wife, Donette Sellers,

their ~~XXXXXXX~~ *heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 170 on the Plan of Edge-O-Lake Estates, Section 1, as of record in Book 3600, page 43, Register's Office for Davidson County, Tennessee.

Said Lot No. 170 fronts 83 feet on the southerly side of Rural Hill Road and extends back 172.75 feet on the easterly line and 166 feet on the westerly line to a dead line, measuring 76.94 feet thereon.

Being the same property conveyed to Joseph T. Oczkowicz and wife, Martha S. Oczkowicz, by deed from R. W. Cravens Company, Inc., of record in Book 3932, page 965, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 670.00

Subscribed and sworn to before me, this the 5th day of July 1974

Affiant

My commission expires: October 16, 1976
(Affix Seal)

Notary Public

JACK C. HAMILTON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is improved ( ) unimproved ( ) property, known as ..... (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

Terrell M. Sellers and wife, Donette Sellers, their ~~XXXXXXX~~

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 noted above.

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

Terrell M. Sellers and wife, Donette Sel. their

~~(Successors)~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 5th *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.*

Joseph T. Oczkowicz

Martha S. Oczkowicz

This Instrument Was Prepared By

Of The Firm Pedigo & Saindon

Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jackie W Charlton, *a Notary Public in and for said County and State,* Joseph T. Oczkowicz and wife, Martha S. Oczkowicz,

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* 5th *day of* July, *19* 74

Jackie W Charlton
Notary Public

Commission expires October 16, 1976

JACKIE CHARLTON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

JUL-8	CONV	26,470.00			
JUL-8	S'TAX		A*	68.90	
JUL-8	PR'FEE		A*	.50	
JUL-8	W'DEED		A*	4.00	* 73.40

WARRANTY DEED

FROM
JOSEPH T. OCZKOWICZ, ET UX
TO
TERRELL M. SEILERS, ET UX

C 6 1 9 7 0

T
IDENTIF. REFERENCE

JUL 8 8 57 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

PEDIGO & SAINDON