BOOK 4832 PAGE 27

This Instrument prepared by
J. K. WOODARD, Attorney at law
330 GALLATIN ROAD SOUTH
MADISON, TENNESSEE 37115

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Roger L. Davis et ux (NAME) | National Mortgage Co. (NAME) | 83-8 |
| 1030 Mitchell Rd. (STREET ADDRESS OR ROUTE NUMBER) | 4041 Knight Arnold Rd. (STREET ADDRESS) | 24 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | Memphis, Tenn. 38118 (CITY) (ZONE) (STATE) | PW |

*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 of and agreement to pay by the grantees the balance owing on a note in the original principal amount of $23,500.00 payable to National Mortgage Co. and secured by a Deed of Trust of record in the Register's Office for Davidson County, Tennessee,

WE, Eugene T. Reynolds and wife, Louise E. Reynolds,

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

Roger L. Davis and wife, Carolyn H. Davis

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 37 on the Map of Rosewood Heights, Section II, as of record in Book 2133, page 57, Register's Office for said County.

Beginning at a point on the westerly margin of Preston Drive, at the common corner of Lots Nos. 37 and 38; thence with the line between said two lots, 142 feet; thence northerly with the common line between Lots Nos. 36 and 37, 143.3 feet to the southerly margin of Mitchell Road; thence with the margin of said Road, easterly 120.5 feet to the beginning of a curve; thence around said curve, with a radius of 25 feet, southeasterly 34.4 feet to a point in the margin of Preston Drive; thence southerly with the margin of said Drive, 110.8 feet to the point of the beginning.

Being the same property conveyed to Eugene T. Reynolds and wife, Louise E. Reynolds by deed from Oscar Bridges Anderson and wife, Mary Hall Anderson, of record in Book 4736, page 761, Register's Office for Davidson County, Tennessee. This conveyance is subject to restrictive covenants of record in Book 2153, page 534, Register's Office for said County, easements and setback lines as set forth on the above plan of record.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $26,500.00

Subscribed and sworn to before me, this the 5th day of July 1975

Affiant Roger L. Davis

My commission expires: OCT. 18, 1975 (Affix Seal)

Notary Public John R. Hopkins

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

This is unimproved ( ) improved (X) property, known as 1030 Mitchell Road, Nashville, Tennessee
(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*

Grantees

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 noted above.

We *further covenant and bind* ourselves and 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* 3rd *day of* July, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Eugene T. Reynolds

Louise E. Reynolds

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* the undersigned, *a Notary Public in and for said County and State,* Eugene T. Reynolds and wife, Louise E. Reynolds,

*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* 3rd *day of* July, *19*74

*Commission expires* OCT. 18, 1975

John R. Hopkins
*Notary Public*

JOHN R. HOPKINS NOTARY PUBLIC 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 74 CONV 26,000.00
JUL-8 74 S'TAX A* 67.60
JUL-8 74 PR'FEE A* .50
JUL-8 74 W'DEED A* 4.00 * 72.10

**WARRANTY DEED**

FROM
Eugene T. Reynolds et ux

TO
Roger L. Davis et ux

C 6 1 9 9 5

IDENTIF. REFERENCE

JUL 8 9 57 AM '74

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS