(This instrument was prepared by [illegible], Attorney at Law, 320 Gallatin Rd. Madison, Tenn. 37115)

BOOK 4835 PAGE 97

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jerry Holt (NAME)	Hamilton Mortgage Corporation (NAME)	20W-18305
1006 Meridian St. (STREET ADDRESS OR ROUTE NUMBER)	6065 Roswell Road, N.E. (STREET ADDRESS)	Map. 82-3
Nashville, Tennessee 37207 (CITY) (P. O. ZONE) (STATE)	Atlanta, Georgia 30328 (CITY) (ZONE) (STATE)	Parcel. 235

FOR AND IN CONSIDERATION of the sum of ONE AND NO/100 ----------

----------($1.00) *Dollars,*

cash in hand paid by the grantee, hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantee of the unpaid balance of an indebtedness payable to Hamilton Mortgage Corporation; and secured by a deed of trust executed by Morris G. Dalton and wife, Kay Anne Dalton; of record in Book 4759, page 774, Register's Office for Davidson County, Tennessee; which said unpaid balance the said grantee hereby agrees to assume and promises to pay:

We, MORRIS G. DALTON AND WIFE, KAY ANNE DALTON, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto ~~XXXXX~~ JERRY HOLT

herein called the grantee, his

~~XXXXXXX~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being the North 10 feet of Lot No. 49 and the South 40 feet of Lot No. 50 on the Map of Benedict Land Company's Subidivision of The Lindsley Tract, as of record in Book 332, page 40, Register's Office for said County.

Said part of Lots Nos. 49 and 50 front 50 feet on the Westerly side of Meridian Street and run back between parallel lines 173 1/2 feet to an alley.

Being the same property conveyed to Morris G. Dalton and wife, Kay Anne Dalton by Deed from Jessie B. Morrow and wife, Ella Mae Morrow of record in Book 4759, page 772, 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 $14,351.59

Subscribed and sworn to before me, this the 16th day of July 1974

X Jerry Holt
Affiant

My commission expires: June 6, 1978 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1006 Meridian Street (House Number) (Street) Nashville, Tennessee 37207 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 Grantee, his ~~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 stated herein.

We *further covenant and bind* Ourselves, Our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness Our *hand* s *this* 16th *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.*

Morris G. Dalton
(Morris G. Dalton)

Kay Anne Dalton
(Kay Anne Dalton)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Morris G. Dalton and wife, Kay Anne Dalton

the within named bargainor, 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 Hendersonville, Tennessee, *this* 16 *day of* July, *19* 74

Commission expires June 6, 1978 — Hubert Ray Young, *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*.....

Commission expires .... *Notary Public*

JUL 17 74 CONV 14,351.59
JUL 17 74 S'TAX A* 37.44
JUL 17 74 PR'FEE A* .50
JUL 17 74 W'DEED A* 4.00 * 41.94

WARRANTY DEED

FROM

MORRIS G. DALTON ET UX

TO

JERRY HOLT (ONLY)

C 6 3 3 2 8

IDENTIF. REFERENCE

JUL 17 1 01 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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