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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 $ 48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July, 1974

Notary Public

MY COMMISSION EXPIRES: 11-24-75

(AFFIX SEAL)

mail to

THIS INSTRUMENT WAS PREPARED BY
WILLIS, KNIGHT & BARR 708 Union St. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Joseph Krusa & Wife, Karen G. Krusa (NAME)	Charles Joseph Krusa & Wife, Karen G. Krusa (NAME)	
749 Myhr Drive (STREET ADDRESS OR ROUTE NUMBER)	749 Myhr Drive (STREET ADDRESS)	142-14
Nashville, Tenn. 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	97

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, FRANK P. WILBOURNE, III & Wife, DIANE C. WILBOURNE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES JOSEPH KRUSA & Wife, KAREN G. KRUSA

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:

BEING Lot No. 306 on the Plan of Section III, Harpeth Valley Park, as of record in Book 4175, page 15, Register's Office for said County.

Said Lot No. 306 fronts 91 feet on the east side of Myhr Drive, and extends back between parallel lines, 175 feet to a dead line.

BEING the same property conveyed to Frank P. Wilbourne, III & Wife, Diane C. Wilbourne, by deed from Oliver C. Drew and Wife, Mary Nell Drew, of record in Book 4639, page 566, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the following encumbrances:

1. 1974 taxes which have been prorated and assumed by Grantees;

2. Deed of Trust executed by Grantors to Albert William Johnson, Trustee, of record in Book 4639, page 568, Register's Office of Davidson County, Tennessee, to secure a note in the original amount of $37,950.00, the payment of said note having been assumed by the Grantees herein;

3. Restrictive Covenants of record in Book 4237, page 179, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 749 Myhr Drive (House Number) (Street) Nashville (P. O. Address) (City or Town) 37221 (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 hand this 17th day of July, 1974

Frank P. Wilbourne, III

Diane C. Wilbourne

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jimmy A. Abernathy, Jr., a Notary Public in and for said County and State, the within named Frank P. Wilbourne, III and wife Diane C. Wilbourne

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 7 day of July

Commission expires May 24, 1978

Jimmy A. Abernathy, Jr.
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
FRANK P. WILBOURNE, III & Wife, DIANE C. WILBOURNE

TO
CHARLES JOSEPH KRUSA & Wife

KAREN G. KRUSA

C 6 3 4 9 0

IDENTIF. REFERENCE

JUL 18 11 12 AM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 18 74	CONV	18,000.00		
JUL 18 74	S'TAX		A*	124.80
JUL 18 74	PR'FEE		A*	.50
JUL 18 74	W'DEED		A*	4.00
			*	129.30