THIS INSTRUMENT PREPARED BY:

BOOK 4836 PAGE 490

DAVID B. HERBERT

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP, PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
142-14-64	Mr/Mrs Richard Sommers	First Federal Savings & Loan 4th & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
9D-60032	716 Harpeth Bend Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of whichis hereby acknowledged,

JUL22?? CONV 78,500.00
JUL22?? S'TAX A* 100.10
JUL22?? PR'FEE A* .50
JUL22?? W'DEED A* 4.00 * 104.60

W. QUENCY SCRUGGS and wife, LUCILE N. SCRUGGS hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto RICHARD M. SOMMERS and wife, MAXIE R. SOMMERS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 129 on the Plan of Harpeth Valley Park, Section II, as of record in Book 3700, page 129, described as follows:

BEGINNING on the easterly margin of Harpeth Knoll Road, at the corner of Lots 218 and 219; thence with a slight curve, in a southerly direction 149.2 feet to a monument; thence with a curve in a southeasterly direction 39.27 feet to a monument in the northerly margin of Harpeth Bend Drive; thence northeasterly with the Drive, 106.5 feet to the corner of Lots 219 and 220; thence northwesterly with the line of said lot, 120.6 feet to the corner of Lots 218, 219 and 220; thence with the line between Lots 218 and 219 in a westerly direction 109.1 feet to the beginning.

Being the same property conveyed to W. Quency Scruggs and wife, Lucile N. Scruggs by deed from Proctor Homes, as of record in Book 4202, page 196.

This conveyance is made subject to restrictions in Book 3857, page 858, which were made applicable to the land in question by instrument in Book 4148, page 696.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except for 1974 taxes which have been prorated and assumed by Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 18th day of July, 1974.

Lucile N. Scruggs

W. Quency Scruggs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, David B. Herbert, a Notary Public in and for the State and County aforesaid, personally appeared the within named W. Quency Scruggs and wife, Lucile N. Scruggs the 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, the 18th day of July, 1974.

My commission expires: 7/27/77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS

$ 38,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 1974

MY COMMISSION EXPIRES: 7/27/77 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM W. QUENCY SCRUGGS AND WIFE

TO RICHARD M. SOMMERS AND WIFE

C 63932

IDENTIF. REFERENCE

JUL 22 3 08 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.