BOOK 4837 PAGE 477

This Instrument Was Prepared By

Steven W. Reding (MSE)

Of The Law Firm Reding & Sanders

Stahlman Building, Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gary E. Crawford	Same	104-15-138
(NAME)	(NAME)	
2712 West Linden Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- ($10.00) ---------- *Dollars,*

cash in hand paid by Gary E. Crawford, and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged, and for a further consideration the said Gary E. Crawford has assumed and agreed to pay the unpaid balance of an original indebtedness of $17,000.00 secured by deed of trust of record in book 4712, page 77, Register's Office for Davidson County, Tennessee,

I, Barbara L. Witham,

have this day bargained and sold, and do hereby transfer and convey unto the said Gary E. Crawford, his *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being the westerly 1/2 of Lot No. 12 on the Map of Sunset Park Subdivision, of record in Book 332, page 132, Register's Office for said County.

Said part of said lot fronts 50 feet on the northerly side of West Linden, formerly Sunset Avenue, and runs back between lines, 163.5 feet, more or less, on the easterly line and 163.7 feet on the westerly line to a dead line, measuring 50 feet, more or less, thereon.

Being the same property conveyed to Barbara L. Witham, by deed from Mary Louise Binkley Swaim, of record in Book 4712, page 75, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 29,950.00

Subscribed and sworn to before me, this the 24th day of July 19 74

Affiant Gary E. Crawford

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ernest

This is unimproved ( ) improved (X) property, known as 2712 West Linden Avenue, 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 Gary E. Crawford, his *(successors), heirs and assigns forever.* I *covenant that* I am *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 above set out, and taxes for 1974 which are prorated and assumed by the purchaser.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Gary E. Crawford, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 24 *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.*

Barbara L. Witham

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, a Notary Public in and for said County and State, Barbara L. Witham,

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee this 24th day of July, 19 74.

Commission expires 4/25/76

Mary Emery
Notary Public

MARY EMERY NOTARY PUBLIC AT LARGE STATE

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.....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM
Barbara L. Witham

TO
Gary E. Crawford

JUL 24 74	CONV	29,950.00				
JUL 24 74	S TAX		A*	77.74		
JUL 24 74	PR FEE		A*	.50		
JUL 24 74	W DEED		A*	4.00	*	82.24

C 64480

IDENTIF. REFERENCE

JUL 24 12 15 PM '74

FELIX E. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238