BOOK 4838 PAGE 261

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Thurman S. Clardy, Jr., and wife, Alice W. Clardy

TO

William Brooks and wife, Alice Brooks

For draftsman's use

Mail

THIS INSTRUMENT PREPARED BY:
Fred E. Cowden, Jr., Attorney
808 Sudekum Building
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Brooks et ux (NAME)	Guaranty Mortgage Company (NAME)	5D-51206
156 Bart Drive (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	Map. 162-2
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par. 29

(FOR REGISTER'S USE)

C64872

IDENTIF. REFERENCE T

JUL 29 8 33 AM '74

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 30,000.00 William Brooks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July 1974.

Notary Public

MY COMMISSION EXPIRES: April 7 1978

(AFFIX SEAL)

For and in Consideration of the sum of Ten ($10.00)---------- DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the agreement of the grantees herein to assume the balance of $13,198.46due and owing to Guaranty Mortgage Company on a promissory note secured by a deed of trust of record in Book 4160, page 201, Register's Office for Davidson County, Tennessee, we, Thurman S. Clardy, Jr., and wife, Alice W. Clardy ---------

-------- have bargained and sold, and by these presents do transfer and convey unto the said William Brooks and wife, Alice Brooks, 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. 32 on the Plan of Colewood Acres, Section I, as of record in Book 3700, page 59, Register's Office for said County, as follows:

Beginning at a point in the northerly margin of Bart Drive, the common corner of Lots 31 and 32; thence with the margin of said Drive, westwardly 95 feet to a concrete monument; thence to the right around a curve, 39.27 feet to a concrete monument in the easterly margin of Olivia Drive; thence with said margin of said Drive, northwardly 150.24 feet to a concrete monument; thence continuing with said margin of said Drive, northwardly 7 feet to a point, a common corner of Lots 32 and 33; thence with the dividing line between Lots 32 and 33, eastwardly 111.1 feet to a concrete monument; thence southwardly with the dividing line between Lots 31 and 32, southwardly 116.7 feet to the point of beginning.

Being the same property conveyed to Thurman S. Clardy, Jr., and wife, Alice W. Clardy, by deed from James D. Dyer and wife, Norma W. Dyer, of record in Book 4494, page 707, Register's Office for Davidson County, Tennessee.

BOOK 4838 PAGE 262

WD-2

This is { unimproved ( ) / improved (X) } property, known as 156 Bart Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William Brooks and wife, Alice Brooks heirs and assigns, forever.

And we do covenant with the said William Brooks and wife, Alice Brooks 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.

And we, Thurman S. Clardy, Jr., and wife Alice W. Clardy do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William Brooks and wife, Alice Brooks, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 25th day of July, 1974

Thurman S. Clardy, Jr.

Alice W. Clardy
Alice W. Clardy

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, June D McKinney, a Notary Public in and for said County and State, the within named Thurman S. Clardy, Jr. and Alice W. Clardy the 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 Nashville, Tennessee, this 25th day of July, 1974.

June D McKinney, Notary Public.

Commission expires April 8, 1978

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 .

JUL 29 CONV 30,000.00
JUL 29 STAX A* 78.00
A* .50
A* 4.00
82.50

Witness my hand and seal, at office in ,

this day of , 19 .

, Notary Public.

Commission expires .