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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Jerry L. Teal (NAME)	Guaranty Mortgage Company (NAME)	MAP 149
Lot 4, Una-Antioch Pike (STREET ADDRESS OR ROUTE NUMBER)	First American Center P/O (STREET ADDRESS)	PAR. 41
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	M P

WARRANTY DEED

For and in consideration of the sum of $10.00---------- TEN AND NO/100---------- DOLLARS

Cash in hand paid and other good and valuable considerations the receipt of which is hereby acknowledged, We:

R. W. CRAVENS AND WIFE, INEZ CRAVENS

have bargained and sold, and by these presents do transfer and convey unto the said JERRY L. TEAL AND WIFE, SANDRA L. TEAL

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land lying and being in the 2nd Civil District of Davidson County, Tennessee, and described according to an unrecorded survey by L. C. Petty and shown as Tract No. III and Tract No. IV, as follows:

TRACT IV:
BEGINNING at an iron pin in the easterly margin of Una-Antioch Pike right of way, said point being south 23 deg. 15' west 156.6 feet from the southwest corner of the property conveyed to the Trustees of Free Will Baptist Church by deed of record in Book 4691, page 503, Register's Office for Davidson County, Tennessee; thence South 71 deg. 12' east 870.9 feet to an iron pin; thence south 3 deg. 15' west 11.3 feet to an iron pin; thence north 86 deg. 30' west 818.0 feet to an iron pin; thence north 13 deg. 50' west 54.0 feet to an iron pin; thence north 49 deg. 54' west 98.0 feet to an iron pin in the easterly margin of Una-Antioch Pike; thence north 26 deg. 00' east 77.0 feet to an iron pin; thence north 23 deg. 15' east 79.7 feet to the point of beginning, containing 3.00 acres, more or less.

Being part of the property conveyed to R. W. Cravens and wife, Inez Cravens by deed from B. H. Thompson and wife, of record in Book 4689, page 764, said Register's Office.

unimproved ( )
This is improved (X) property, known as Lot 4, Una-Antioch Pike (House Number) (Street)
Antioch, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 31st day of July, 19 74.

R. W. Cravens

Inez Cravens

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named R. W. Cravens and wife, Inez Cravens

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 31st day of July, 19 74.

My commission expires April 26, 1978 Notary Public L. D. Richards

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 35,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Jerry L. Teal

Sworn to and subscribed before me
this 31st day of July, 19 74.

My commission expires April 26, 1978 Notary Public L. D. Richards

This instrument was prepared by:

C. H. Briley, Jr., Attorney 344 4th Avenue North Nashville, Tennessee 37219
Name Address

AUG-2	CONV	35,000.00			
AUG-2	STAX		A*	91.00	
AUG-2	CNTYF		A*	.50	
AUG-2	WDEED		A*	4.00	* 95.50

G-257362 bh

WARRANTY DEED

FROM R. W. Cravens and wife,

Inez Cravens

TO

Jerry L. Teal and wife,

Sandra L. Teal

C 65686

IDENTIF. REFERENCE

AUG 2 11 23 AM '74

FELIX Z. HAILSCOTT REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILE TENNESSEE TITLE CO.