BOOK 4844 PAGE 357

Buyer + tax bills
James H. Dobbins
517 Bobwhite Court
Nashville, Tenn.

W A R R A N T Y D E E D

PARCEL NO: 59-5-210

This deed was prepared by:
Mose J. Davie, Attorney
1026 - 4th Avenue, North
Nashville, Tennessee 37219

For and in consideration in the sum of Thirty-five-hundred ($3,500.00) dollars, cash in hand paid to us, and for the purchaser assuming a loan in the sum of Seventeen-thousand-eight-hundred ($17,800.00) dollars, owed to Herschel Greer, Trustee, of record in Book 4608, page 56, to secure Guaranty Mortgage Company of Nashville, a note dated June 2, 1972, payable according to the terms and conditions thereof, and for other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Anita Ford and Louise Ford, have bargained and sold and by these present do transfer and convey unto James H. Dobbins, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follow , to wit:

> Being Lot No. 215 on the Plan of Buena Vista Estates, Section 5, as of record in Book 4460, page 22, Register's Office for said County.
>
> Said Lot No. 215 fronts 38.59 feet on the southwesterly side of the curving cul-de-sac of Bobwhite Court, and extends back between lines, measuring 219.0 feet on the northerly line and 116.0 feet on the southerly line, to a line in the rear on which it measures 189.5 feet thereon.
>
> Being the same property conveyed to Anita Ford and Louise Ford, by deed from B & H Company, as of record in Book 4608, page 54, said Register's Office.
>
> The said land is improved and known as 517 Bobwhit Court, Nashville, Tennessee. Send all tax statem to James H. Dobbins, at the aforesaid address.

To have and to hold the said tract or parcel of lan with the appurtenances, estate, title and interest theret belonging to the said James H. Dobbins, his heirs and assigns forever.

And, we do covenant with the said James H. Dobbins, that we are lawfully seized and possessed of the said land in fee simple; have a good right to convey it and the same is unencumbered except the aforesaid loan owed to Herschel H. Greer, Trustee.

And we, Anita Ford and Louise Ford, do further covenant and bind ourselves, our heirs and assigns to warrant and forever defend the said title to the said land to James H. Dobbins, his heirs and assigns against the claims of all persons whomsoever.

Witness our hands on this the 16th day of August, 1974.

Anita Ford

Louise Ford

C67508

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IDENTIF. REFERENCE

1 55 PM '74
AUG
REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
: ss
COUNTY OF DAVIDSON)

Personally appeared before me, Mose J. Davie, a Notary Public in and for said County and State, the within named Anita Ford and Louise Ford, the bargainors, 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, on this the 16th day of August, 1974.

NOTARY PUBLIC

My commission expires November 6, 1976.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater is

~~$3,500.00~~
$ 21,300.00

AFFIANT

Sworn to and subscribed before me this the 16th day of August, 1974.

DEPUTY REGISTER

AUG 16	CONV				
AUG 16	S'TAX		A*	55.3	
AUG 16	RG'FEE	- 2 -	A*	.50	
AUG 16	W'DEED		A*	4.00	* 59.88