BOOK 4845 PAGE 170 Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$40,975.07 William F. Alexander Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF August, 1974

Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 3250 DICKERSON ROAD, NASHVILLE, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William F. Alexander, Jr (NAME)	Hamilton Mortgage Corp. (NAME)	7D 36042
100 Harding Rd. Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 28716 (STREET ADDRESS)	129-8
Nashville, Tn. 37205 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	77

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Michael A. Banks etux Rosemary Banks

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William F. Alexander, Jr. etux Helen Davis Alexander

HEREINAFTER CALLED THE GRANTEES, 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. 46, On the Plan of Warner Park Valley, Section 1, of record in Book 3600, Page 12, 13, and 14, Register's Office, Davidson County, Tennessee.

SAID Lot No. 46 fronts 55.01 feet on the southeasterly margin of Harding Road Court and extends back 197.44 feet onthe southwesterly line and 288.97 feet on the broken northeasterly line to a dead line in the rear, measuring 174.2 feet thereon.

BEING the same property conveyed to Michael A. Banks etux Rosemary Banks by deed of record in Book4736, Page 963, Register's Office, Davidson County, Tennessee..

THIS conveyance is subject to any and all easements and restrictions of record, and is further subject to the terms and conditions of a certain deed of Trust to Hamilton Mortgage Corp. by deed of Record in Book4736, Page 965, and re-recorded in Book4737, Page 550, Register's Office, Davidson County, Tennessee, which said Deed of Trust and the obligations therein are hereby assumed by the grantees. The Escrow Account in Connection with said loan is hereby transferred to the Grantees.

unimproved ( )
This is improved (X) property, known as 100 Harding Road Court, Nashville, Tennessee 37205
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 19th day of August, 1974

Michael A. Banks: [signature]

Rosemary Banks: [signature]

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Michael A. Banks etux Rosemary Banks

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 19 day of August, 1974.

Commission expires 11-8-77

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19 _____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Michael A. Banks etux
Rosemary Banks

TO
William F. Alexander, Jr. etux Helen Davis Alexander

C 6 7 8 5 4

IDENTIF. REFERENCE

AUG 20 1 46 PM '74

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG 20 74	CONV	10,975.07			
AUG 20 74	S'TAX		A*	106.60	
AUG 20 74	PR'FEE		A*	.50	
AUG 20 74	W'DEED		A*	4.00	* 111.10

Edward Seddon
Attorney-at-Law
3250 DICKERSON ROAD
NASHVILLE, TENNESSEE 37207