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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Henry L Fakes Et Ux

CLYDE P...
20...
Nash... 37215

TO

Laura R. Bates, single

For draftsman's use

This instrument prepared by
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Laura R. Bates (NAME)	National Mortgage Company (NAME)	116-3
1492 Woodmont Blvd (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	210
Nashville, Tenn 37215 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	

C68998

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

AUG 28 9 46 AM '74

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 21,701.93 Laura R. Bates
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF August, 1974

Notary Public

MY COMMISSION EXPIRES August 24, 1975

(AFFIX SEAL)

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- **DOLLARS**

cash in hand paid by LAURA R. BATES, Single, and other good and valuable consideration, receipt of which is hereby acknowledged, and the agreement by the said LAURA R. BATES, single to pay the unpaid balance of a loan in the original amount of $18,000.00, secured by deed of trust of record in Book 4645, page 341, Register's Office for DAvidson County, Tennessee, in conformity with the terms and conditions stated therein.

HENRY L. FAKES and wife, CAROLYN S. FAKES

have bargained and sold, and by these presents do transfer and convey unto the said

LAURA R. BATES, Single

her **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:**

LAND in Davidson County, Tennessee, being Lot No. 41 on the Plan of Apache Hills, Section 4 of record in Book 4460, page 60, Register's Office for Davidson County, Tennessee.

SAID Lot No. 41 fronts 51.0 feet on the westerly side of Karen Ray Court and runs back 194.5 feet on the northerly line and 180.65 feet on the southerly line to a broken rear line measuring 107.92 feet thereon.

BEING the same property conveyed to Henry L. Fakes and wife, Carolyn S. Fakes by deed from C. & S. Builders, Inc. of record in Book 4645, page 339, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owners certificate, a 30-foot minimum building setback line from Karen Ray Court and a 10-foot easement for public utility and drainage purposes along the rear line of said lot; a 2 1/2 x 25-foot utility anchor easement located on the northeasterly corner of said lot; restrictions of record in Book 4564, page 724, Register's Office for said County.

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This is unimproved ( ) improved (X) property, known as 121 Karen Ray Court (House Number) (Street) Antioch 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 LAURA R. BATES, Single her heirs and assigns, forever.

And we do covenant with the said LAURA R. BATES, Single 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, except as of record.

And we, Henry L. Fakes and wife, Carolyn S. Fakes do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said LAURA R. BATES, Single her heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 20th day of August, 1974

Henry L. Fakes
HENRY L. FAKES
Carolyn S. Fakes
CAROLYN S. FAKES

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Henry L. Fakes and wife, Carolyn S. Fakes

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, this 20th day of August, 19 74

Maxine Bassett
Notary Public.

Commission expires August 21, 1976

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 AUG28 CONV 21,701.93 the within named bargainor, a corporation, and that he as such AUG28 STAX A* 56.42 being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by AUG28 RDFEE self as AUG28 W'DEED A* 4.00 * 60.92

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires .