BOOK 4848 PAGE 181

Return to: Hutton Inc., Realtors
367 Gaddes Dr., Nashville 37221

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $~~8,500.00~~ → 7601.45

Archie F. Hutton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August, 19 74.

Notary Public

MY COMMISSION EXPIRES: 2-6-75

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & HARRIS, ATTORNEYS 807 American Trust Building, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Archie F. Hutton (NAME)	Tharpe & Brooks Mortgage Bankers (NAME)	11W-81295
(STREET ADDRESS OR ROUTE NUMBER)	615 Peachtree St., N.E. (STREET ADDRESS)	Map 92-13
(CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30308 (CITY) (STATE) (ZIP)	Par 266

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, HAL E. WILSON, JR. and wife, MARTHA F. WILSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ARCHIE F. HUTTON and wife, E. JOICE HUTTON

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:

LAND in Davidson County, Tennessee, being Lot No. 2, Block 27, on the Map of Plummer Place, as of record in Book 161, page 39, Register's Office for said County.

SAID Lot No. 2 fronts 50 feet on the westerly side of Chamberland Street, formerly 38th Avenue North and runs back between parallel lines 154 feet more or less to an alley.

BEING the same property conveyed to Hal E. Wilson, Jr. by deed from James E. Davidson and wife, Shirley W. Davidson, of record in Book 4734, page 688, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Federal National Mortgage Association, of record in Book 4096, page 450, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 345 Chamberlain Street, Nashville, Tennessee
(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 hands this 27th day of August, 19 74

Hal E. Wilson, Jr.

Margaret F. Wilson

STATE OF TENNESSEE
Davidson County

BOOK 4848 PAGE 182

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hal E. Wilson, Jr. and wife, Margaret F. Wilson

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 27th day of August 19 74

Commission expires 8-9-75

Betty G. Ellesmere
Notary Public

BETTY G. ELLESMERE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) 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

HAL E. WILSON, JR., ET UX

TO

ARCHIE F. HUTTON, ET UX

C 69308

IDENTIF. REFERENCE

AUG 30 9 46 AM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 30 74	CONV	*7,601.45				
AUG 30 74	S'TAX		A*	19.76		
AUG 30 74	PR'FEE		A*	.50		
AUG 30 74	W'DEED		A*	4.00	*	24.26