MAIL: RANDOLPH CO. REALTORS 2211 Crestmoor Nashville, Tenn. 37215

WARRANTY DEED

BOOK 4852 PAGE 140

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Jonathan Arnold Seaman & Nancy Davis Seaman	Same	131-11
(NAME)	(NAME)	
4619 Benton Smith Road		58
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------

----------*Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

I, Ruth Ching Yun Wan,

have this day bargained and sold, and do hereby transfer and convey unto the said

Jonathan Arnold Seaman and wife, Nancy Davis Seaman, their

certain real estate in Davidson County, Tennessee, as follows:

~~HEIRS~~ *heirs and assigns,*

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Seven Hills, as of record in Book 2133, pages 81 and 82, Register's Office for said County.

Said Lot No. 17 fronts 189.1 feet on the westerly side of Benton Smith Road and runs back 275 feet on the northerly line and 284 feet on the southerly line to a dead line in the rear on which it measures 170 feet.

Being the same property conveyed to Richard Wan and wife, Ruth Ching Yun Wan, by deed from Gary A. York and wife, as of record in Book 4721, page 142, said Register's Office, and following their divorce conveyed to Ruth Ching Yun Wan by deed from Richard Wan as of record in Book 4810, page 752, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 0

Subscribed and sworn to before me, this the 13 day of August, 1974

Affiant

My commission expires: 4-27-1977

(Affix Seal)

Notary Public

This is ( ) unimproved (X) improved property, known as 4619 Benton Smith Road, Nashville, Tn.
(House Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Jonathan Arnold Seaman and wife, Nancy Davis Seaman, their ~~XXXXX~~ *(successors),*

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Jonathan Arnold Seaman and wife, Nancy Davis Seaman, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 19 *day of* August, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ruth Ching Yun Wan

This Instrument Was Prepared By

Henry W Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF ~~TENNESSEE~~ HAWAII
COUNTY OF ~~DAVIDSON~~ Honolulu

Personally appeared before me, Amelia C. Lum, *a Notary Public in and for said County and State,* Ruth Ching Yun Wan,

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Hawaii ~~TENNESSEE~~
this 12th *day of* August, *19* 74.

Amelia C. Lum
Notary Public

Commission expires Feb 14, 1978

AMELIA C. LUM
Notary Public, First Judicial Circuit
State of Hawaii

STATE OF HAWAII NOTARY PUBLIC AMELIA C. LUM

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* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

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

.....*Notary Public*

Commission expires .....

WARRANTY DEED

FROM

RUTH CHING YUN WAN

TO

JOSEPH S. ARNOLD SEAMAN, ET UX

C 7 1 1 8 4

IDENTIF. REFERENCE

SEP 16 9 43 AM '74

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

SEP 16 74	CONV	38,000.00			
SEP 16 74	S'TAX		A*	150.80	
SEP 16 74	PR'FEE		A*	.50	
SEP 16 74	W'DEED		A*	4.00	* 155.30

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