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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$26,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF September, 1974

Notary Public

MY COMMISSION EXPIRES: 7-20-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Edward A. Seddon, Attorney Suite 308 301 Park Plus Blvd. Nashville, Tenn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael A. Gilmore (NAME)	Mortgage Associates, Inc. (NAME)	8DA 33204
411 Grosse Point Court (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E., #300 (STREET ADDRESS)	90 - 16
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	267

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, John Paul McGrath, Jr. et ux Mary P. McGrath

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael A. Gilmore et ux June M. Gilmore

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. 547 on the Plan of Charlotte Park, Section 8, of record in Book 2900, Pages 45 and 46, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to John Paul McGrath, Jr. et ux Mary P. McGrath by deed of record in Book 3435, Page 27, Register's Office, Davidson County, Tennessee.

SAID conveyance is subject to restrictions of record in Book 2965, Page 606 and a Flood Easement on tract of record in Book 2140, Page 408 and any other existing easements.

This is unimproved ( ) improved (X) property, known as 411 Grosse Point Court, Nashville, Tennessee 37209
(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 13th day of September, 1974

John Paul McGrath, Jr:

Mary P. McGrath:

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Bruce Wallace, a Notary Public in and for said County and State, the within named John Paul McGrath, Jr. et ux June M. McGrath

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 13th day of September 19 74

Commission expires 1-19-78

Bruce Wallace
Notary Public

NOTARY PUBLIC STATE AT LARGE TENNESSEE

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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
JOHN PAUL MCGRATH, JR. ET UX
MARY P. MCGRATH

TO
MICHAEL A. GILMORE ET UX
JUNE M. GILMORE

C 7 1 4 2 2

IDENTIF. REFERENCE

SEP 17 2 28 PM '74

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

SEP [illegible]		CONV	26,000.00		
SEP 17 [illegible]	STAX		A*	67.60	
SEP 17 [illegible]	PRFEE		A*	.50	
SEP 17 [illegible]		W'DEED	A*	4.00	* 72.10

Edward Seldon
Attorney-at-Law
Suite 308
301 Plus Park Blvd.
Nashville, Tennessee 37217