Prepared by: A. M. Griffin, Jr., Attorney
Nashville, Tennessee

BOOK 4856 PAGE 792

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr./Mrs. William G. Petway (NAME)	Guaranty Mortgage Company (NAME)	257
3049 Sunnyview Drive (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	
Nashville, Tennessee 37218 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37238 (CITY) (ZONE) (STATE)	Field Book No. 13DA-40295

FOR AND IN CONSIDERATION of the sum of TEN ($10.00)---------- *Dollars,*

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

A & R BUILDERS, a partnership composed of Albert F. Warner and James R. Greer

have this day bargained and sold, and do hereby transfer and convey unto ~~XXXXX~~ WILLIAM G. PETWAY AND WIFE DONZALEIGH PETWAY their ~~XXXXXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 262 on the Plan of Buena Vista Estates, Section 6, of record in Book 4460, page 85, Register's Office for said County.

Being part of the same property conveyed to A & R Builders, a partnership composed of Albert F. Warner and James R. Greer by deed from Earl Hawkins and William C. Greer, of record in Book 4803, page 660, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 4620, page 147, and Re-recorded in Book 4620, page 866, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 29,950.00

Subscribed and sworn to before me, this the 13 day of September 19 74

Affiant

My commission expires: May 25, 1975 (Affix Seal)

Notary Public

SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is ( ) unimproved (X) improved property, known as 3049 Sunnyview Drive, Nashville, Tennessee 37218
(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 WILLIAM G. PETWAY AND WIFE, DONZALEIGH PETWAY their ~~XXXXXXXXX~~ *heirs and assigns forever.* IT *covenant that* IT IS *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except for 1974 taxes, which have been prorated and assumed by the buyer.

IT *further covenant and bind* ITSELF, ITS *heirs and representatives, to warrant and forever defend the title to said real estate to said* WILLIAM G. PETWAY AND WIFE, DONZALEIGH PETWAY their ~~XXXXX~~ *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness the *hand* S *this* 13th *day of* September, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

A & R BUILDERS

BY: Albert F. Warner, Partner

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Helen D. Scott, a Notary Public in and for said County and State, Albert F. Warner, partner, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he 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.

Helen D Scott
Notary Public

Commission expires May 25, 1975

HELEN D. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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.....

OCT-1 74 CONV 29,950.00
OCT-1 74 S'TAX A* 77.74
OCT-1 74 PR'FEE A* .50
OCT-1 74 W'DEED A* 4.00 * 82.24

WARRANTY DEED

FROM
A & R BUILDERS

TO
William G. Petway
Donzaleigh Petway

C 7 3 4 1 4

IDENTIF. REFERENCE

OCT 1 2 45 PM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Attn: H.D. Scott
Guaranty Mortgage Co.