WARRANTY DEED

BOOK 4857 PAGE 584

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
William Simpson, et ux (NAME)	Guaranty Mortgage Company (NAME)	19W-15240
725 North Ninth Street (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ***** EIGHTEEN THOUSAND SEVEN HUNDRED and NO/100 ($18,700.00) ********** *Dollars,* cash in hand paid and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged,

we, WOODROW RIDDLE, JR., and wife, BARBARA J. RIDDLE

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM SIMPSON and wife, DOROTHY SIMPSON, their

certain real estate in Davidson County, Tennessee, as follows: ~~XXXXXX~~ *heirs and assigns,*

Land in Davidson County, Tennessee, being Lot No. 147, Block 2, of F. O. Beazley's McFerrin Addition to East Nashville, of record in Book 57, page 136, Register's Office for said county, described according to a survey made by Barge, Waggoner & Sumner, on August 3, 1971, as follows: Beginning at an iron pin in the east side of North Ninth Street, said pin being located 39 feet south from the southeast intersection of Cleveland and North Ninth Streets; thence south 83° 28' east 150.0 feet to an iron pin in the margin of alley No. 717; thence south 7° 17' west 50 feet; thence north 83° 28' west 150.0 feet to an iron pin on the east side of North Ninth Street; thence with the margin of the same, north 7° 17' east 50 feet to the point of beginning.

Being the same property conveyed to Woodrow Riddle, Jr., and wife, Barbara J. Riddle, by deed from R. W. Cravens and wife, of record in Book 4625, page 518, Register's Office for said county.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater for this transfer is $ 18,700.00

Subscribed and sworn to before me, this the 1st day of October, 1974.

My commission expires: March 12, 1978 (Affix Seal)

Affiant

Notary Public

This is ( ) unimproved (XX) improved property, known as 725 North Ninth Street, Nashville, Tennessee (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 SIMPSON and wife, DOROTHY SIMPSON, their

~~XXXXXX~~ *heirs and assigns forever.* We *covenant that* we are *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 taxes for the current year; instrument of record in book 4673, page 132, R.O.D.C., Tenn.; and deed of trust of record in Book ____, page ____, said Register's Office.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* WILLIAM SIMPSON and wife, DOROTHY SIMPSON, their

~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 1st day of October, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Woodrow Riddle
WOODROW RIDDLE, JR.

Barbara J. Riddle
BARBARA J. RIDDLE

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Joseph W. VAN DERVEER, a Notary Public in and for said County and State, WOODROW RIDDLE, JR., and wife, BARBARA J. RIDDLE,

the within named 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, Davidson County, Tennessee this 1st day of October, 19 74.

Joseph W. Van Derveer
Notary Public

Commission expires MARCH 2, 1978

JOSEPH W. VAN DERVEER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

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

WOODROW RIDDLE, JR., et ux

TO

WILLIAM SIMPSON, et

OCT-3 74	CONV	18,700.00			
OCT-3 74 S'TAX			A*	48.62	
OCT-3 74 PR'FEE			A*	.50	
OCT-3 74	W'DEED		A*	4.00	* 53.12

This instrument was prepared in the office of Barksdale, Whalley, Leaver
Gilbert & Frank
SEVENTH FLOOR
Third National Bank Building
Nashville, Tennessee 37219

C 7 3 7 5 2

IDENTIF. REFERENCE

Oct 3 3 18 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

By _____ Comptroller

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE