FORM NO. WD-1

BOOK 4857 PAGE 864

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,750.00.

Joe K. Shelton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September, 1974.

Notary Public

MY COMMISSION EXPIRES: 11-8-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 507 Stahlman Bldg., Nashville, Tn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOE K. SHELTON, et ux (NAME)	GUARANTY MORTGAGE COMPANY of (NAME) Nashville	13DA42505
4113 Ames Drive (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	Map 59-5
Nashville, Tenn. 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37238 (CITY) (STATE) (ZIP)	Parcel 67

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

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOE K. SHELTON and wife, BETTYE J. SHELTON,

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. 62 on the Plan of Buena Vista Estates, Section 3-A,as of record in Book 4350, page 158, Register's Office for said County.

SAID Lot No. 62 fronts 90 feet on the southwesterly side of Ames Drive, and extends back 179.2 feet on the northwesterly line and 193.43 feet on the southeasterly line, to a broken line in the rear, measuring 72.28 feet thereon.

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 4706, page 18, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 4480, page 331, said Register's Office for Davidson County, Tennessee; easements and setback as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved XXX property, known as 4113 Ames Drive, (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37218 (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 my hand this 30th day of September, 1974

A & R BUILDERS

BY: James R. Greer Partner

Partner

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Joe K. Shelton~~ a partner of A & R Builders, a partnership composed of Albert F. Warner and James R. Greer,

the bargainor S, 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 30th day of September, 1974

Commission expires 7/20/76

Notary Public

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

File in Box #4

WARRANTY DEED

FROM

A & R BUILDERS, a partnership,

TO

JOE K. SHELTON and wife,

BETTYE J. SHELTON

C 73874

IDENTIF. REFERENCE

OCT 4 3 32 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT-4-74	CONV	24,750.00			
OCT-4-74	S'TAX		A*	64.22	
OCT-4-74	PR'FEE		A*	.50	
OCT-4-74	W'DEED		A*	4.00	* 68.72

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.