File: First & Mid-South Mtg. Co.

BOOK 1866 PAGE 942

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Margaret V. Yarbrough and

Lyndal Roberts and wife, Margaret Roberts

TO

John G. Baxter and wf.

Betty A. Baxter

For draftsman's use

THIS INSTRUMENT PREPARED BY:
FIRST AND MID-SOUTH MORTGAGE CO.
P. O. BOX 2568
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John G. Baxter (NAME)	First and Mid-South Mortgage Company (NAME)	
2117-12th Avenue South (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	105-13
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	51

C 77848

IDENTIF. REFERENCE

(FOR REGISTER'S USE)

Nov 8 3 01 PM '74

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 17,950.00

Affiant JOHN G. BAXTER

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF November, 1974.

Notary Public

MY COMMISSION EXPIRES: 4-8-78

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------($10.00)----------DOLLARS

cash in hand paid by JOHN G. BAXTER and wife, BETTY A. BAXTER, and other good and valuable considerations receipt of which is hereby acknowledged,

Margaret V. Yarbrough, and Lyndal Roberts and wife, Margaret Roberts, have bargained and sold, and by these presents do transfer and convey unto the said JOHN G. BAXTER and wife, BETTY A. BAXTER

THEIR heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee being Lot No.342 on the Plan of the resubdivision of part of Belmont Land Company's subdivision of Belmont Heights as of record in Book 421, page 71, Register's Office for said County.

SAID Lot No. 342 fronts 50.2 feet on the westerly side of 12th Avenue, South, formerly the Granny White or Middle Franklin Pike, and runs back 139.5 feet on the northerly line and 141.3 feet on the southerly line to an alley on which it measures 50 feet.

BEING the same property conveyed to Margaret V. Yarbrough and Lyndal Roberts and wife, Margaret Roberts by deed from Sarah Matilda Sessions Russell of record in Book 4785, page 690, Register's Office for Davidson County, Tennessee.

NOV-8[illegible]	CONV	17,950.00			
NOV-8[illegible]	S'TAX		A*	46.54	
NOV-8[illegible]	PR'FEE		A*	.50	
NOV-8[illegible]	W'DEED		A*	4.00	* 51.04

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This is { unimproved ( ) / improved (X) } property, known as 2117-12th Avenue, South, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JOHN G. BAXTER and wife, BETTY A. BAXTER their heirs and assigns, forever.

And we do covenant with the said JOHN G. BAXTER and wife, BETTY A. BAXTER 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, except as of record.

And we, Margaret V. Yarbrough, and Lyndal Roberts and wife, Margaret Roberts do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said JOHN G. BAXTER and wife, BETTY A. BAXTER heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 8 day of November, 19 74

Margaret V. Yarbrough
MARGARET V. YARBROUGH

Lyndal Roberts
LYNDAL ROBERTS

Margaret Roberts
MARGARET ROBERTS.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Martha B. Hall, a Notary Public in and for said County and State, the within named Margaret V. Yarbrough and Lyndal Roberts and wife, Margaret Roberts

the 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 Tennessee, this 8 day of November, 19 74.

Martha B. Hall, Notary Public.

MARTHA B. HALL NOTARY PUBLIC DAVIDSON COUNTY TENN.

Commission expires 4-8-78

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 .....