BOOK 4867 PAGE 778

This form furnished by Sumner County Title Co.

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF Sumner

The Actual Consideration or Value, Whichever is Greater, For This Transfer is $18,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF November 19 74

Notary Public

MY COMMISSION EXPIRES: November 13, 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lincoln & Hawkins, Attorneys at Law; P. O. Box 322, Hendersonville, Tennessee 37075
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Howard A. Donnell (NAME)	GUARANTY MORTGAGE COMPANY (NAME)	13DA 22960
613 Maclaurin Court (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	59-B
Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37238 (CITY) (STATE) (ZIP)	14 Pt

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, Jones Homes, Inc., a Tennessee corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Howard A. Donnell and wife, Dorothy Donnell,

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. 254 on the Map of Trinity Hills Village, Section Two, First Addition, a plat of which is recorded in Book 4460, page 46, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete description of said lot.

Being part of the property conveyed to Jones Homes, Inc., by deed from Jones Enterprises, Inc., of record in Book 4566, page 367, said Register's Office.

This conveyance is made subject to restrictions of record in Book 4551, page 440, Register's Office for Davidson County, Tennessee, and to such set-back lines and easements as appear of record.

This is unimproved ( ) improved (X) property, known as 613 Maclaurin Court, Nashville, Tennessee 37207
(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, 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 hand & this 8th day of November 19 74

the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

JONES HOMES, INC.,

By: [signature]
Vice President

STATE OF TENNESSEE
County of _____

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor____, with whom I am personally acquainted, and who acknowledged that_____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at_____ _____, Tennessee, this_____day of_____19____.

Commission expires_____

_____
Notary Public

STATE OF TENNESSEE
County of Sumner

Before me, Elizabeth N. Thomson, a Notary Public within and for the State and County aforesaid, personally appeared John H. Pulley, Jr., and _____ with whom I am personally acquainted and who upon ~~(this several oaths)~~ (his oath) acknowledged ~~(themselves)~~ (himself) to be the Vice President and _____ ~~respectively~~ of the Jones Homes, Inc., the within named bargainor, a corporation, and that (he) as such Vice President and _____ (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said John H. Pulley, Jr., as such Vice President., and ~~attesting the same by the said~~ as such _____.

* Witness my hand and official seal at office at Hendersonville, Tennessee on this the 8th day of November, 1974.

My commission expires November 13, 1974

Elizabeth N. Thomson
Notary Public

WARRANTY DEED

FROM JONES HOMES, INC.

TO HOWARD A. DONNELL AND WIFE, DOROTHY DONNELL

C 77981

IDENTIF. REFERENCE

Nov 13 11 00 AM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

SUMNER COUNTY TITLE CO.
Titles Guaranteed
Hendersonville, Tennessee

SUMNER COUNTY TITLE CO.
BOX ~~876~~ 386
HENDERSONVILLE, TENN. 37075

NOV13	CONV	18,600.00			
NOV13	S'TAX		A*	48.36	
NOV13	PR'FEE		A*	.50	
NOV13	W'DEED		A*	4.00	* 52.86