THIS INSTRUMENT PREPARED BY:
DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

BOOK 4867 PAGE 940

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
143-3-25	Mr/Mrs James W. Tilley same as below	First Federal Savings & Loan 4th & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 502776-7
9D-59520	820 Highland Park Court	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated August 3, 1967, in the original principal sum of $25,900.00, payable to First Federal Savings & Loan Association, in monthly installments as set forth in said note, with interest as set out therein, and being secured by a deed of trust executed by Ray J. Thomas and wife, to T. I. Holman, Jr., Trustee, as of record in Book 4158, page 866,

ROBERTO S. MAURICIO and wife, LILIA D. MAURICIO hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES W. TILLEY and wife, JANNIE J. TILLEY

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 27 on the Plan of West Meade Highlands, Section 1, as of record in Book 4700, pages 69 and 70,

Said Lot No. 27 fronts 118 feet on the northerly side of Highland Park Court and extends back 216.5 feet on the easterly line and 262 feet on the westerly line, to a dead line and measures 96.97 feet.

Being the same property conveyed to Roberto S. Mauricio and wife, Lilia D. Mauricio, by deed from Gerald H. Goldstein and wife, as of record in Book 4484, page 863.

This conveyance is made subject to restrictions of record in Book 4025, page 420.

NOV13	CONV	49,900.00			
NOV13 S'TAX			A*	129.74	
NOV13 PR'FEE			A*	.50	
NOV13	W'DEED		A*	4.00	* 134.24

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. Except as shown above and 1974 taxes, which have been prorated and assumed by Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 11th day of November, 1974.

Roberto S. Mauricio
Roberto S. Mauricio

Lilia D. Mauricio
Lilia D. Mauricio

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, David B. Herbert, a Notary Public in and for the State and County aforesaid, personally appeared the within named Roberto S. Mauricio and wife, Lilia D. Mauricio the bargainor(s), 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, the 11th day of November, 1974.

My commission expires 7/27/77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF November, 74

MY COMMISSION EXPIRES: 7/27/77 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM ROBERTO S. MAURICIO AND WIFE

TO JAMES W. TILLEY AND WIFE

C 78075

IDENTIF. REFERENCE

Nov 13 2 58 PM '74

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

Return to: ORTALE, KELLEY, HERBERT & CRAWFORD
14th Flr 3rd Nat'l Bk. Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

Notary Public