This instrument prepared by:
Theodore E. Carver, Atty.
107 Parkway Towers
Nashville, Tennessee, 37219

BOOK 4870 PAGE 705

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November 1974.

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THEODORE E. CARVER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Abraham F. Boykin (NAME)	SAME (NAME)	162
Lot # 4, Cedarmont Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 13-53
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Rodney Simmons, and wife, Linda R. Simmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Abraham F. Boykin, and wife, Cladie M. Boykin,

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 # 46, Section 1, Cedarwood Estates, according to a plat of record in Book 4675, Page 62, Register's Office of Davidson County, Tennessee.

part of
Being/the same property conveyed to Rodney Simmons, and wife, Linda R. Simmons by deed of record in Book 4784, Page 434, Register's Office of Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Lot # 46 (House Number) Cedarmont Drive (Street) Nashville, Tenn. (P. O. Address) (City or Town) (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 their hands this 15th day of November, 1974.

Rodney Simmons

Linda R. Simmons

STATE OF TENNESSEE
Davidson County

BOOK 4870 PAGE 706

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rodney Simmons, and wife, Linda R. Simmons

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, Davidson County, Tennessee, this 15th day of November 1974

Commission expires 4-28-75

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

C 79435

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

Nov 25 1 04 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV 25	CONV	*6,500.00				
NOV 25	S'TAX		A*	16.90		
NOV 25	R'FEE		A*	.50		
NOV 25	W'DEED		A*	4.00	*	21.40