THIS INSTRUMENT PREPARED BY:

DAVID B. HERBERT

BOOK 4872 PAGE 648

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP, PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
115-1-6	Mr/Mrs William Miller same as below	First Federal Savings & Loan 4th & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 8D-61610	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 939 Rodney nrive	LOAN OR ACCOUNT NO. 502993-9 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 all 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 February 22, 1968, in the original principal sum of $22,300.00, payable to First Federal Savings & Loan Association, in monthly installments as set out in said note, with interest as set out therein, and being secured by a deed of trust executed by Howard A. Klausner and wife, to T. I. Holman, Jr., Trustee, as of record in Book 4214, page 106,

DONALD S. SMITH and wife, SHARON E. SMITH hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIAM M. MILLER and wife, ROBERTA J. MILLER

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. 46 on the Plan of Brook Meade Subdivision, Section 2, as of record in Book 2663, page 59.

Said Lot No. 46 fronts 163 feet on the westerly side of Rodney Drive and extends back 247.9 feet on the northerly line and 244.8 feet on the southerly line, to a dead line measuring 163 feet thereon.

Being the same property conveyed to Donald S. Smith and wife, Sharon E. Smith, by deed from Howard A. Klausner and wife, as of record in Book 4455, page 918.

This conveyance is made subject to restrictions in Book 2795, page 95.

DEC-3??	CONV	36,900.00			
DEC-3??	S'TAX		A*	95.94	
DEC-3??	PR'FEE		A*	.50	
DEC-3??	W'DEED		A*	4.00	* 100.44

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 2nd day of December, 1974.

Donald S. Smith

Donald S. Smith

Sharon E. Smith

Sharon E. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON Douglas A Brace

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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

Donald S. Smith and wife, Sharon E. Smith

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 2nd day of December, 1974.

Douglas A Brace
Notary Public

My commission expires: 4/23/78

SEAL: NOTARY PUBLIC DAVIDSON COUNTY

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

$ 36,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December 19 74

MY COMMISSION EXPIRES: 4/23/78 (AFFIX SEAL)

Douglas A Brace
Notary Public

SEAL: NOTARY PUBLIC DAVIDSON COUNTY

C 80291

WARRANTY DEED

FROM

DONALD S. SMITH AND WIFE

TO

WILLIAM M. MILLER AND WIFE

IDENTIF. REFERENCE

DEC 3 2 57 PM '74

FELIX J. NELSON II REGISTER
DAVIDSON COUNTY, TENN.

Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Flr 3rd National 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____.

My commission expires: _____
Notary Public