FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,500.00.

William E. Nimmo
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF December, 1974

Notary Public

MY COMMISSION EXPIRES: July 20, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 507 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM E. NIMMO, etux (NAME)	THOMAS & HILL, INC. (NAME)	#4D-65304
620 Atlanta Drive (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 1833 (STREET ADDRESS)	Map 75-4
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Charleston, West Virginia 25327 (CITY) (STATE) (ZIP)	Parcel 106

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, FLOYD L. DUNHAM, JR., and wife, ALBERTA J. DUNHAM,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM E. NIMMO and wife, JENNIFER S. NIMMO,

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:

LAND in Davidson County, Tennessee, being Lot No. 375 on the Plan of Tulip Grove, Section 6, as of record in Book 4460, page 19, Register's Office for Davidson County, Tennessee.

SAID Lot No. 375 fronts 90.0 feet on the westerly margin of Atlanta Drive and extends back on the southerly margin 162.47 feet and 165.43 feet on the northerly margin to a dead line in the rear which measures 95.78 feet thereon.

BEING the same property conveyed to Floyd L. Dunham, Jr., and wife, Alberta J. Dunham, by deed from Viking HOmes, Inc., as of record in Book 4665, page 607, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4511, page 994, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

As part of the above consideration, is the assumption of one certain trust deed dated December 8, 1972, and filed for record December 19, 1972, in the Office of the recorder of deeds of Davidson County, Tennessee, in Book 4665, page 607, and note of even date thereby accured, in the original principal amount of $29,650.00 payable to Thomas & Hill, Inc., which debt the Grantees herein assumes and agrees to pay as part payment of the purchase price.

The Grantees further hereby assumes the obligations of Floyd L. Dunham, Jr., and wife, Alberta J. Dunham, under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

unimproved ( )
This is improved (XX) property, known as 620 Atlanta Drive, Hermitage, Tennessee 37076
(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, 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 our hand s this 11th day of December, 1974

Floyd L. Dunham, Jr.

Alberta J. Dunham

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FLOYD L. DUNHAM, JR., and wife, ALBERTA J. DUNHAM,

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 11th day of December, 1974.

Commission expires July 20, 1976

Peter Weiss
Notary Public

PETER WEISS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

File in Box #4

WARRANTY DEED

FROM

FLOYD L. DUNHAM, JR., etux

TO

WILLIAM E. NIMMO, etux

C 8 1 2 4 8

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IDENTIF. REFERENCE

DEC 12 10 41 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DEC 12 74	CONV	42,500.00			
DEC 12 74	S'TAX		A*	110.50	
DEC 12 74	PR'FEE		A*	.50	
DEC 12 74	W'DEED		A*	4.00	* 115.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE SUSSEX TITLE GUARANTY CO. INC. NASHVILLE, TENN.