WARRANTY DEED

BOOK 4876 PAGE 636

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
W. H. EASON, JR. and wife	SAME	105-1
KERRY H. EASON	(NAME)	17
5056 BEAUREGARD DRIVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TENN. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of One Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged. *Dollars,*

I, BESSIE L. WALTON, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said W. H. EASON, JR. and wife KERRY H. EASON

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 31 in the B. F. Shields' Heirs' Plan of Lots, as of record in Book 57, page 31, Register's Office for said County.

Said Lot No. 31 fronts 50.25 feet on the easterly side of Villa Place and runs back between parallel lines 140.75 feet to an alley.

Being property conveyed to Bessie L. Walton, unmarried, by deed from Raymond L. Barrett, Clerk and Master, as of record in Book 4593, page 89, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,508.12

Subscribed and sworn to before me, this the 20th day of December 1974

Affiant

My commission expires: August 17, 1976 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 912 Villa Place, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 20th *day of* December, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

BESSIE L. WALTON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Allen M. Wallace, *a Notary Public in and for said County and State,* Bessie L. Walton, *the within named 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 Nashville, Tennessee, *this* 20th *day of* December, *19*77

Allen M. Wallace
Notary Public

ALLEN M. WALLACE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 8-16-77

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

DEC20'74	CONV	10,508.12				
DEC20'74	S'TAX		A*	27.30		
DEC20'74	PR'FEE		A*	.50		
DEC20'74	W'DEED		A*	4.00	*	31.80

WARRANTY DEED

FROM

BESSIE L. WALTON

TO

W. H. EASON, JR. and wife

KERRY H. EASON

Mail THIS INSTRUMENT PREPARED BY
Chas. C. Trabue III
25th Fl., Life & Casualty Tower
Nashville, Tennessee 37219

C 82184

IDENTIF. REFERENCE

DEC 20 3 09 PM '74

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238