This Form furnished by Attorneys Title Company, Inc.

BOOK 4887 PAGE 433

Form No. WD-2

FROM

Howard R. Mulder et ux

TO

Leslie J. Vogel Et Ux

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

For draftsman's use

This instrument prepared by
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leslie J. Vogel (NAME)	First & Mid-South Mortgage Co. (NAME)	44-90
3800 Legate Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	49
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

T
IDENTIF. REFERENCE

FEB 6 10 20 AM '75

FELIX Z. HUDSON, REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$32,500.00 Leslie J. Vogel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF February 19 75

Notary Public

MY COMMISSION EXPIRES: 1-31-78

(AFFIX SEAL)

C866887

For and in Consideration of the sum of----------TEN AND NO/100----------

----------($10.00)---------- **DOLLARS** cash in hand paid by LESLIE J. VOGEL and wife, REVIA E. VOGEL, and other good and valuable considerations, receipt of which is hereby acknowledged, and the agreement by the said Leslie J. Vogel and wife, Revia E. Vogel to pay the unpaid balance of a loan in the original amount of $25,500.00 secured by deed of trust of record in Book 4490, page 51, Register's Office for Davidson County, Tennessee in conformity with the terms and conditions stated therein.

HOWARD R. MULDER and wife, KATHLEEN E. MULDER

have bargained and sold, and by these presents do transfer and convey unto the said

LESLIE J. VOGEL and wife, REVIA E. VOGEL

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. 159, on the Plan of Valley View Meadows, Section 2, as of record in Book 3600, page 60, Register's Office for said County, described as follows:

BEGINNING on the northerly margin of Legate Court at the corner of Lots Nos. 158 and 159; thence with the line between said two lots, northerly 81.10 feet to the corner of Lots Nos. 158, 159 and 160; thence with the line between lots nos. 159 and 160, northwesterly 107.65 feet to the easterly margin of Valley Ridge Drive; thence with the same, southwesterly 80.33 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, southeasterly 41.62 feet to the northerly margin of Legate court, thence with the same, southwesterly 93 feet to the beginning.

BEING the same property conveyed to Howard E. Mulder, and wife, Kathleen E. Mulder, by deed from David W. Westmoreland and wife, Rubye E. Westmoreland, of record in Book 4490, page 49, Register's Office for said County.

This conveyance is made subject to the plan of record which shows an owner's certificate, a 10-foot easement for public utility purposes, a 20-foot building setback line from Legate Court, a 30-foot building setback line from Valley Ridge Drive. The conditions of owners certificate provides that no lot shall be subdivided or changed to produce less area until a system of sewers is installed and approved, and not then if less area results than established by restrictions on property' restrictions of record in Book 3770, page 214, said REgister's Office.

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This is { unimproved / improved } property, known as 3800 Legate Court (House Number) (Street) Nashville P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said LESLIE J. VOGEL and wife, REVIS E.VOGEL their heirs and assigns, forever.

And we do covenant with the said LESLIE J. VOGEL and wife, REVIS E. VOGEL 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, except as of record.

And we, Howard R. Mulder and wife, Kathleen E. Mulder do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said LESLIE J. VOGEL and wife, REVIS E. VOGEL, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 5th day of February, 19 75

Howard R. Mulder
HOWARD R. MULDER

Kathleen E. Mulder
KATHLEEN E. MULDER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Howard R. Mulder and wife, Kathleen E. Mulder 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 5th day of February, 19 75

P. HOLLAND VOGEL NOTARY PUBLIC DAVIDSON COUNTY TENN.

Notary Public

Commission expires 1-31-78

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared .....,

FEB-6 IN CONV 32,500.00
FEB-6 IN STAX A* 84.50
FEB-6 IN PRFEE A* .50
FEB-6 IN WDFEE A* 4.00 * 89.00

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 .....