FORM NO. WD-1

BOOK 4891 PAGE 853

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF February, 1975

Notary Public

MY COMMISSION EXPIRES: 11-4-78

(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY L & C TOWER

GULLETT, STEELE, SANFORD, ROBINSON & MERRITT NASHVILLE, TENNESSEE

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GILBERT S. MERRITT (NAME)	SAME (NAME)	Map 104-10-C
612 Fair Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pcl. 35
Franklin, Tenn. 37064 (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, CHARLES H. HOGAN and wife, MILDRED G. HOGAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GILBERT S. MERRITT, Unmarried

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:

A part of Elmington Condominium tract as shown per revised plan of record in Plat Book 4680, page 60, Register's Office for Davidson County, Tennessee, identified as follows:

Unit H-35 on said Plat as shown in and described by the Master Deed establishing horizontal property regime with respect to Elmington Condominium including the Surveyor Plans and the Administrative By-Laws thereunto attached and exhibited recorded in Book 4486, page 547, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles H. Hogan and wife, Mildred G. Hogan, by deed from Miller Kimbrough, Jr., and wife, Carolyn L. Kimbrough, of record in Book 4699, page 64, said Register's Office.

There is also conveyed all such interest in the common elements as are applicable to said unit.

This conveyance is subject to all restrictions, conditions, liens, and covenants made and contained in the Master Deed establishing the Horizontal Property Regime and all By-Laws and regulations applicable thereto.

Subject to 1975 Metro property taxes, to be prorated and assumed by Grantee.

This is unimproved ( ) improved (X) property, known as Unit H-35 (House Number) 358 Elmington Ave. (Street) Nashville (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 6 day of February, 1975

Charles H. Hogan

Mildred G. Hogan

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Lynch D. Bennett Jr., a Notary Public in and for said County and State, the within named CHARLES H. HOGAN and wife, MILDRED G. HOGAN

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 6th day of February 19 75

Commission expires Feb. 11, 1978

Lynch D. Bennett Jr.
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 (their several oaths) (his oath) (himself) (themselves) acknowledged 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

WARRANTY DEED

FROM

CHARLES H. HOGAN et ux

TO

MILDRED G. HOGAN

GILBERT S. MERRITT, Unmarried

C 8 8 6 7 4

IDENTIF. REFERENCE

FEB 25 2 32 PM '75

FELIX L. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB25'75	CONV	45,000.00			
FEB25'75	S'TAX		A*	117.00	
FEB25'75	PR'FEE		A*	.50	
FEB25'75	W'DEED		A*	4.00	* 121.50