BOOK 4894 PAGE 150 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$14,065.00 Ed Hodge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March, 1975.

Harold Reeves
Notary Public

MY COMMISSION EXPIRES: 8-7-76
(AFFIX SEAL)

HAROLD REEVES NOTARY PUBLIC STATE AT LARGE TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ed Hodge (NAME)	Guaranty Mortgage Company (NAME)	Map 133-7
4740 Nolensville Road (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue, North (STREET ADDRESS)	Parcel 93
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (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, Ray Straughan et ux Mary E. Straughan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ed Hodge

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:

BEING Lot No. 108 on the Map of Raymond Heights of record in Book 1424, Page 141, Register's Office, Davidson County, Tennessee.
BEGINNING at a point in the south margin of Scobey Drive, at the corner of Lots No. 107 and 108; thence with the line between said lots, southerly 101.8 feet to the north line of the Hagan Homesite; thence with the north line of said Homesite, westerly 75 feet to a point in the northwest corner of the same; thence with the west line of the same, southerly 51.3 feet to the corner of lots 109 and 117, thence with the line between said lots, westerly 61.1 feet to the corner of Lot No. 108; thence with the line between lots 108 and 109, northerly 148.8 feet to the south margin of Scobey Drive; thence with the line of the same, easterly around a slight curve, 120 feet to the point of beginning.

BEING the same property conveyed to Ray Straughan et ux Mary E. Straughan by deed from Harold Reeves, of record in Book 4846, Page 549, Register's Office, Davidson County, Tennessee.

GRANTEE herein agrees to assume a note secured by a first mortgage deed of trust to Guaranty Mortgage Co., of record in Book 3926, Page 708, [illegible] said Register's Office.

ESCROW account and hazard insurance to be transferred to grantee.

THIS conveyance is made subject to all easements and restrictions of record in the Register's Office, Davidson County, Tennessee.

GRANTEE agrees to also assume amortgage of record in Book4846 page551 RODCT.

unimproved ( )
This is improved (XX property, known as 89 Scobey Drive, Nashville, Tennessee
(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 6th day of March, 1975

Ray Straughan

Mary E. Straughan

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 Ray Straughan et ux Mary E. Straughan

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 March 1975

Commission expires 8-17-76

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 (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

C 89783

WARRANTY DEED

FROM RAY STRAUGHAN ET UX

MARY E. STRAUGHAN,

TO ED HODGE,

IDENTIF. REFERENCE

MAR 6 1 57 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR-6-75	CONV	$14,065.00			
MAR-6-75	S'TAX		A*	36.16	
MAR-6-75	PR'FEE		A*	.50	
MAR-6-75	W'DEED		A*	4.00	
MAR-6-75	MISC		A*	.20	* 41.36