ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Richard H. Brant (NAME)	First Federal Savings & Loan Assn (NAME)	24W-1390
2710 Oakland Avenue (STREET ADDRESS OR ROUTE NUMBER)	4th and Union Streets (STREET ADDRESS)	117-4
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	171 PW

WARRANTY DEED

For and in consideration of the sum of $10.00
TEN and no/100---------- DOLLARS

Cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the grantee herein assumes and agrees to pay the remaining unpaid balance of a note dated Oct. 16, 1969, for $14,000.00, payable according to terms and conditions thereof, executed by James H. Guthrie and wife, payable to First Federal Savings & Loan Association, and said deed of trust being of record in Book 4373, page 329, Register's Office for Davidson County, Tennessee.

WE, JAMES H. GUTHRIE AND WIFE, BERNICE L. GUTHRIE

have bargained and sold, and by these presents do transfer and convey unto the said RICHARD H. BRANT

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 37 and the north 10 feet of Lot No. 36 on the Map of Belmont Terrace, as of record in Book 421, page 101, Register's Office for said County.

Said Lot and part of Lot adjoin and front together 60 feet on the easterly side of Oakland Avenue, and extends back between parallel lines, 170 feet to an alley.

Being the same property conveyed to James H. Guthrie and wife, Bernice L. Guthrie, by deed from George E. Spence and wife, as of record in Book 4373, page 327, said Register's Office.

MAR 12 75	CONV	17,200.00			
MAR 12 75	S'TAX		A*	44.72	
MAR 12 75	PR'FEE		A*	.50	
MAR 12 75	W'DEED		A*	4.00	* 49.22

unimproved ( )
This is improved (X) property, known as 2710 Oakland Avenue Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 11th day of March, 19 75.

James H. Guthrie
JAMES H. GUTHRIE

Bernice L. Guthrie
BERNICE L. GUTHRIE

BOOK 4895 PAGE 482

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Henry A. Gillespie, a Notary Public in and for said County and State, the within named JAMES H. GUTHRIE AND WIFE, BERNICE L. GUTHRIE

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 March, 1975.

My commission expires May 2, 1977 Notary Public Henry A. Gillespie

HENRY A. GILLESPIE NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE AT LARGE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 17,200.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Richard H. Brant

Sworn to and subscribed before me
this 11th day of March, 1975.

My commission expires May 2nd, 1977 Notary Public Henry A. Gillespie

HENRY A. GILLESPIE NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE AT LARGE

This instrument was prepared by:

C.H.Briley,Jr.,Attorney 344 Fourth Avenue North Nashville,Tennessee

Name Address

Henry Gillespie REALTY CO. C 90433

WARRANTY DEED
G-239580-dmc
FROM James H. Guthrie, ET UX
TO Richard H. Brant

IDENTIF. REFERENCE

MAR 12 3 48 PM '75
FELIX E. NIXON REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219