FORM NO. WD-1

BOOK 4926 PAGE 91

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $37,302.81

Gilbert Phillip Huhlein
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF June, 1975.

Alean Robinson
Notary Public

MY COMMISSION EXPIRES: 11/18/78

(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson, Attorneys, 217 Shady Grove Rd., Nashville, Tn. 37214
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Gilbert Phillip Huhlein (NAME) | First Federal Sav. & Loan (NAME) | |
| 2608 Lumar Lane (STREET ADDRESS OR ROUTE NUMBER) | 236 4th Ave. North (STREET ADDRESS) | 84-12 |
| Donelson, Tn. 37214 (CITY) (STATE) (P. O. ZIP) | Nashville, Tn. 37219 (CITY) (STATE) (ZIP) | 36 Part |

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, L. M. Beaty & wife, Elizabeth R. Beaty

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gilbert Phillip Huhlein and wife, Isabella Ann Huhlein

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. 12 on the Plan of Lincoya Hills, as of record in Book 1835, page 91 , Register's Office for said County.

SAID Lot 12 fronts 195.01 feet on the northerly side of Lumar Lane and runs back 249.4 feet on the westerly line and 243.2 feet on the easterly line, to a dead line, measuring 173.3 feet thereon.

BEING the same property conveyed to L. M. Beaty and wife, Elizabeth R. Beaty, by deed from Noel B. Nokes and W. H. Freeman, as of record in Book 2107, page 208, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in favor of First Federal Savings & Loan, Assoc., said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is improved (X) unimproved ( ) property, known as 2608 Lumar Lane Donelson, Tn. 37214
(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 pleral the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 21st day of June, 1975

L. M. Beaty

Elizabeth R. Beaty

PREPARED FROM INFORMATION AND DOCUMENTS PROVIDED BY THE PARTIES

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 L. H. Beaty and wife Elizabeth A. Beaty

the bargainor, 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 21st day of June 1975

Commission expires 11/18/78

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

WARRANTY DEED

FROM L. H. Beaty et ux

TO Gilbert Phillip Uhlein et ux

D 04166

IDENTIF. REFERENCE

JUN 24 1 13 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

Mail to:
William G. Traber
P. O. Box 2255
Nashville, Tenn. 37214

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|---|---|---|---|---|---|
| JUN 24 75 | CONV | 37,302.81 | | | |
| JUN 24 75 | S'TAX | | A* | 96.98 | |
| JUN 24 75 | PR'FEE | | A* | .50 | |
| JUN 24 75 | W'DEED | | A* | 4.00 | * 101.48 |