PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
338 WHITE BRIDGE ROAD
NASHVILLE, TN 37209

BOOK 4926 PAGE 796 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF May, 1975

Notary Public

MY COMMISSION EXPIRES: 4-23-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. James R. Hunter	Same	
mailing (NAME) address 762 Brookhollow Road	(NAME) Same	91-12
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Same	96
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

mail to

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, W. E. Lynn, Randall Wade Lynn, Earl Carlton Sutton and Earl C. Sutton, Sr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Hunter

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:

LAND in Davidson County, Tennessee, being Lots Nos. 221, 223 and the westerly 13 feet of Lot No. 219, Block 30, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

SAID lots and part of said lot adjoin and front together 68.5 feet on the north side of Georgia Avenue and run back between parallel lines, along the easterly margin of 44th Avenue North, 150 feet to an alley.

BEING the same property conveyed to W. E. Lynn, Randall Wade Lynn, Earl Carlton Sutton and Earl C. Sutton, Sr. by deed from Donald Arkovitz, W. E. Lynn, Earl Carlton Sutton, and Earl C. Sutton, Sr. of record in Book 4638, page 738, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as 4312 Georgia Avenue, 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 12th day of May, 19 75

Earl C Sutton Sr Earl Carlton Sutton Sandra Sutton
W E Lynn Randall Wade Lynn
Elizabeth Lynn
Audrey F. Sutton

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 W. E. Lynn, Randall Wade Lynn, Earl Carlton Sutto and Earl C. Sutton, Sr. and Elizabeth Lynn, Sandra Sutton and Audrey F. Sutton

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 12 day of May 19 75

Commission expires 5-23-77

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) acknowledged (themselves) (himself) 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 W. E. LYNN, RANDALL WADE LYNN, EARL CARLTON SUTTON AND EARL C. SUTTON, SR.

TO JAMES R. HUNTER

D 0 4 5 1 3

IDENTIF. REFERENCE

JUN 26 11 55 AM '75

FELIX J. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN26	CONV	*5,200.00			
JUN26	STAX		A*	13.52	
JUN26	PRFEE		A*	.50	
JUN26	WDEED		A*	4.00	* 18.02