This instrument prepared by:
DON L. SMITH, ATTORNEY
Home Federal Building
Nashville, Tennessee

mail

BOOK 4931 PAGE 335

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leonard V. Reese	Guaranty Mortgage Company	60-7 Par. 54
(NAME) 3020 Lyndale Drive	(NAME) First American Center	12D-55710
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ----------($10.00) ----------

Dollars,

cash in hand paid by Leonard V. Reese, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Leonard V. Reese has assumed and agreed to pay the unpaid balance of an original indebtedness secured by deed of trust of record in book 3048, page 261, Register's Office for Davidson County, Tennessee,

We, Robert A. Houchin and wife, Carol A. Houchin,

have this day bargained and sold, and do hereby transfer and convey unto the said Leonard V. Reese,

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 35 on the Plan of Hillhurst Acres, Section Six, of record in book 2854, page 62, Register's Office for said County.
Said Lot No. 35 fronts 130 feet on the southerly margin of Lyndale Drive and extends back southwardly 186 feet on the easterly side and 191.7 feet on the westerly side to a dead line in the rear, being a broken line, measuring a total of 107.7 feet.
Being the same property conveyed to Robert A. Houchin and wife, Carol A. Houchin, by deed from Richard C. Jones and wife, of record in book 4106, page 190, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,500.00

Subscribed and sworn to before me, this the 12 day of July 19 75

Affiant

My commission expires: My Commission Expires November 8, 1977

Notary Public

This is { unimproved ( ) / improved (X) } property, known as 3020 Lyndale Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Leonard V. Reese, his

(successors),

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*, except as above set out, and taxes for 1975 which are prorated and assumed by the grantee.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Leonard V. Reese, his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 10th day of July, 19 75, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ruth P. Smith, *a Notary Public in and for said County and State,* Robert A. Houchin and wife, Carol A. Houchin,

the within named 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* 10 *day of* July, *19* 75.

Ruth P. Smith
Notary Public

My Commission Expires November 23, 1977
Commission expires

NOTARY PUBLIC DAVIDSON COUNTY, TENN. RUTH P. SMITH

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

JUL 11 75 CONV 29,500.00
JUL 11 75 S'TAX A* 76.70
JUL 11 75 PR'FEE A* .50
JUL 11 75 W'DEED A* 4.00 * 81.20

D 0 6 5 0 0

IDENTIF. REFERENCE

JUL 11 2 56 PM '75

FEE ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

226664

WARRANTY DEED

FROM

Robert A. Houchin et ux.

TO

Leonard V. Reese