BOOK 4934 PAGE 330 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF July 19 75.

Notary Public

MY COMMISSION EXPIRES: 5-1-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS 112 Stahlman Building Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linus W. Leppink (NAME)	Mortgage Associates, Inc. (NAME)	Map 162-2
180 Suzanne Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E. (STREET ADDRESS)	Par 62
Nashville, TN. 37211 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia (CITY) (STATE) (ZIP)	5DU 52214

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~~ I, BEVERLY FUENTES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LINUS W. LEPPINK and wife, WILMA M. LEPPINK

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 Lot No. 101 on the Plan of Colewood Acres, Section 2, as of record in Book 3700, page 135, Register's Office for said County.

SAID Lot No. 101 fronts 80 feet on the northerly side of Suzanne Drive and runs back 135.7 feet on the easterly line and 135.2 feet on the westerly line to a dead line on which it measures 99.75 feet.

BEING the same property conveyed to Silverio M. Fuentes and wife, Beverly Fuentes by deed from Ferguson Lumber Company, Inc., a Tennessee Corporation, of record in Book 4398, page 394, said Register's Office, said Grantees having since been divorced and title to subject property divested out of Silverio M. Fuentes and vested in Beverly Fuentes, by Divorce Decree entered in Minute Book 136C, page 1080, Circuit Court Clerks Office, a certified copy of which is being placed of record with this instrument.

RECORDER'S MEMO: Legibility of Writing, Typing or Printing in this Document Unsatisfactory When Received

This is improved ( ) unimproved (X) property, known as 180 Suzanne Drive, Nashville, Tennessee 37211
(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 my hand this 21st day of July, 19 75

Beverly Fuentes

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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 Beverly Fuentes

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of July 1975

Commission expires 5-1-76

John W. Adams
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

BEVERLY FUENTES, single

TO

LINUS W. LEPPINK, ET UX

D 07889

REFERENCE

JUL 22 3 48 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

JUL 22 '75	CONV	30,500.00		
JUL 22 '75	STAX		A*	79.30
JUL 22 '75	PR'FEE		A*	.50
JUL 22 '75	W'DEED		A*	4.00
			*	83.80

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.