BOOK 4937 PAGE 908

This Instrument Prepared By:
Vincent E. Wehby, Attorney
11th Fl. Hamilton Bank Bldg.
Nashville, Tenn. 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John Van Brahana, et ux	Same	Map # 146-4
(NAME)	(NAME)	
4703 Richmar Court		Par # 55
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37211		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00)

Dollars,

cash in hand paid and other good and valid consideration, the receipt of which is hereby acknowledged, including the assumption by the Grantees, John Van Brahana and wife, Rosemary Brahana, of the balance remaining on the note in the original amount of $27,950.00, plus interest made by Lawrence M. Mandyck and wife, Lillian M. Mandyck, to Murphree Mortgage Company, on December 30, 1968, and secured by a Deed of Trust of record in Book 4297, page 123, Register's Office for Davidson County, Tennessee, and said note and Deed of Trust having now been assigned to Ninth Federal Savings and Loan Association by instrument of record in Book 4318, page 99, and re-recorded in Book 4325, page 271, said Register's Office

We, Lawrence M. Mandyck and wife, Lillian M. Mandyck,

have this day bargained and sold, and do hereby transfer and convey unto the said

John Van Brahana and wife, Rosemary T. Brahana,

their ~~successors~~, *heirs and assigns,*

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

Being Lot No. 768 on the Plan of Caldwell Hall, Section XII, as of record in Book 3300, page 57, Register's Office for said County.

Said Lot No. 768 fronts 74.52 feet on the southwesterly side of Richmar Court, and extends back 153.5 feet on the northerly line and 167.05 feet on the southeasterly line, to a dead line in the rear on which it measures 102.65 feet.

Being the same property conveyed to Lawrence M. Mandyck and wife, Lillian M. Mandyck, by deed from Warren H. Kennedy and wife, Helen H. Kennedy, of record in Book 4297, page 121, Registers Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,500.00

Subscribed and sworn to before me, this the 1st day of August, 19 75

Affiant Lawrence M. Mandyck

My commission expires 8-26-78 (Affix Seal)

Notary Public Ned E. Wehby

This is ( ) unimproved (X) improved property, known as 4703 Richmar Court, Nashville, Davidson County, Tenn.
(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

John Van Brahana and wife, Rosemary T. Brahana

their ~~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 by said Deed of Trust.

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* John Van Brahana and wife, Rosemary T. Brahana,

their

~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 1st *day of* August, 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.*

Lawrence M. Mandyck

Lillian M. Mandyck

Lawrence M. Mandyck

Lillian M. Mandyck

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Janet E. Welby, a Notary Public in and for said County and State, Lawrene M. Mandyck and wife, Lillian M. Mandyck, the within named 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, Davidson County, Tennessee, this 13th day of August, 19 75.

Janet E. Welby Notary Public

My Commission expires 8-26-78

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.....

AUG-1 75	CONV	42,500.00			
AUG-1 75	S'TAX		A*	110.50	
AUG-1 75	PR'FEE		A*	.50	
AUG-1 75	W'DEED		A*	4.00	* 115.00

WARRANTY DEED

FROM

Lawrence M. Mandyck, et ux

TO

John Van Brahana, et ux

D 0 9 3 7 0

IDENTIF. REFERENCE

AUG 1 3 02 PM '75

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE