INSTRUMENT PREPARED BY:
DAVID B. HERBERT
TOWNEY, NASHVILLE, TENN.

BOOK 4940 PAGE 300

WARRANTY DEED

BEAU E. FOLK, JR. FORM

MAP, PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
102-4-60	Mr/Mrs Manuel Alvelo	FIRST FEDERAL SAVINGS & LOAN 4th & UNION Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 8DA-41805	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 6424 Premier Drive	LOAN OR ACCOUNT NO.
		PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

ALBERT L. BRIZENDINE and wife, RACHEL J. BRIZENDINE

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MANUEL ALVELO and wife, TERESA ALVELO

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 704 on the Plan of Charlotte Park, Section 12, as of record in Book 2900, pages 127 and 128, Register's Office.

Said Lot No. 704 fronts 70.0 feet on the northwesterly side of Premier Drive and extends back 150.0 feet on the northeasterly line and 149.8 feet on the southwesterly line, to a line in the rear on which it measures 70.0 feet.

Being the same property conveyed to Albert L. Brizendine and wife, Rachel J. Brizendine, by deed from M. M. Chaffin and wife, Gertrude Chaffin, as of record in Book 4207, page 421.

This conveyance is made subject to restrictions of record in Book 3160, page 586.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except for 1975 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 1st day of August, 1975

Albert L. Brizendine

Rachel J. Brizendine

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4940 PAGE 301

Before me, DAVID B. HERBERT, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Albert L. Brizendine and wife, Rachel J. Brizendine

the 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, the 1st day of August, 1975.

My commission expires: 7-27-77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

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 1st DAY OF August 1975

MY COMMISSION EXPIRES: 7-27-77 (AFFIX SEAL)

Notary Public

D 10558

WARRANTY DEED
DBH:mas
FROM
ALBERT L. BRIZENDINE AND WIFE
TO
MANUEL ALVELO AND WIFE

IDENTIF. REFERENCE

AUG 11 2 42 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

Fee 1st Red

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

AUG 11 75	CONV	30,500.00			
AUG 11 75	S'TAX		A*	79.30	
AUG 11 75	PR'FEE		A*	.50	
AUG 11 75	W'DEED		A*	4.00	* 83.80

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____

Notary Public