BOOK 4940 PAGE 939

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$18,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 8th DAY OF August 1975

Notary Public

MY COMMISSION EXPIRES: 4-5-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Edward A. Seddon, Attorney Suite 308 301 Park Plus Blvd. Nashville, Tenn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julius A. Owen (NAME)	Mortgage Associates, Inc. (NAME)	13DA 66460
3207 LaGrange Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N. E., #300 (STREET ADDRESS)	80 - 8
Nashville, TN 37218 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30341 (CITY) (STATE) (ZIP)	161

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, Ernest Barnes, Jr. et ux Billie Patton Barnes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Julius A. Owen, a single man

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:

BEING Lot No. 208 on the Plan of Bordeaux Hills, Section 3, of record in Book 3600, Page 34, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Ernest Barnes, Jr. et ux Billie Patton Barnes by deed of record in Book 4577, Page 302, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to restrictions of record in Book 3674, Page 335, and any existing easements.

This is unimproved ( ) improved (X) property, known as 3207 LaGrange Drive, Nashville, Tennessee 37218
(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 8th day of August, 1975

X Ernest Barnes Jr.

X Billie Patton Barnes

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 Ernest Barnes, Jr. et ux Billie Patton Barnes

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 8th day of August 19 75

Commission expires May 2nd 1977

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

FILE BOX 3

WARRANTY DEED

FROM
ERNEST BARNES, JR. ET UX

TO
JULIUS A. OWEN

D 10830

IDENTIF. REFERENCE

AUG 12 12 30 PM '75

FEL A. L. WILSON, JR. REGISTER
DAVIDSON COUNTY, TENN.

AUG 12 75		CONV	18,000.00			
AUG 12 75	S'TAX			A*	46.80	
AUG 12 75	PR'FEE			A*	.50	
AUG 12 75		W'DEED		A*	4.00	* 51.30

Edward Seddon
Attorney-at-Law
Suite 308
301 Plus Park Blvd.
Nashville, Tennessee 37217