BOOK 4941 PAGE 24 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,500.00

August Dean Franklin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August, 1975

Notary Public

MY COMMISSION EXPIRES: 2-5-77

(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
August Dean Franklin (NAME)	Guaranty Mortgage Company (NAME)	6DA 60022
333 Elysian Fields Road (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	Map 133-15
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37238 (CITY) (STATE) (ZIP)	Par 47

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, THOMAS A. BEAZLEY and wife, VONDA F. BEAZLEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO AUGUST DEAN FRANKLIN and wife, KATHERINE R. FRANKLIN

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. 51 on the Plan of Paragon Hills, as of record in Book 3300, page 100, Register's Office for Davidson County, Tennessee.

SAID Lot No. 51 fronts 53.5 feet on the southeasterly side of Elysian Fields Road and extends back 180.7 feet on the northeasterly line and 175.0 feet on the southwesterly side to a dead line in the rear measuring 53.8 feet.

BEING the same property conveyed to Thomas A. Beazley and wife, Vonda F. Beazley by deed from Haskell Bennett Barrett and wife, Shirley Ann Barrett of record in Book 4702, page 901, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 333 Elysian Fields Road, Nashville, Tennessee
(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 hands this 4th day of August, 1975

Thomas A. Beazley
Thomas A. Beazley

Vonda F. Beazley
Vonda F. Beazley

cnlcp

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 THOMAS A. BEAZLEY and wife, VONDA F. BEAZLEY

the 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, Tennessee, this 4th day of August, 19 75.

Commission expires 2-5-77

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) (his oath) acknowledged (themselves) (himself) 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

THOMAS A. BEAZLEY ET UX

TO

AUGUST DEAN FRANKLIN ET UX

D 10855

IDENTIF. REFERENCE

AUG 12 2 49 PM '75

FEE & REGISTER
DAVIDSON COUNTY, TENN.

AUG 12 75	CONV	27,200.00			
AUG 12 75	S'TAX		A*	71.50	
AUG 12 75	PR'FEE		A*	.50	
AUG 12 75	W'DEED		A*	4.00	* 76.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Roll 1 Box 8

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