BOOK 4944 PAGE 945

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Orvil Jones, et ux, (NAME)	Same (NAME)	106-4-16
404 Marwood Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	3D-4578
Nashville, TN (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 (10.00)---------- DOLLARS

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cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, WILLIAM FRANCIS BALTZ,

AUG25 CONV 15,460.79
AUG25 S'TAX A* 40.30
AUG25 PR'FEE A* .50
AUG25 W'DEED A* 4.00 * 44.80

have bargained and sold, and by these presents do transfer and convey unto the said ORVIL JONES and wife, CAROLYN O. JONES,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 3rd Civil District of said County and State, and being a part of Lot No. 8 on the Map of the William G. M. Campbell Land, as of record in Book 843, page 30, Register's Office for said County, described as follows: BEGINNING at a concrete monument in the southeasterly corner of Lot No. 36 on the Plan of Spence Cirlce, Section II, as of record in Book 1835, page 45, of said Register's Office, said point being in the westerly line of the Baltz property; thence along the southerly lines of Lots Nos. 36, 37, 38 and 39 of Spence Circle, Section II, north 87° 19' 30" west 241.2 feet to the southwesterly corner of said Lot No. 39 in the easterly margin of Spence Circle or Marwood Court; thence with the east margin of said Spence Circle or Marwood Court in a southerly direction 150 feet to a point; therce north 86° 42' east 249.3 feet to the southeast corner of the tract described in Book 1816, page 167, of said Register's Office; thence north 2° 49' east 127.81 feet, more or less, to the point of beginning.

Being the same property conveyed to William Francis Baltz by deed from Carl L. Hickerson, et ux, of record in Book 3841, page 14, said Register's Office.

Said property is subject to easement for electric power line of record in Book 437, page 45, said Register's Office.

unimproved ( )
This is improved (X) property, known as 404 Marwood Court (House Number) (Street)

Nashville, (P. O. Address) Tennessee (City or Town) 37210 (Zip Code)

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.

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.

Witness our hands this 22nd day of August, 19 75.

William Francis Baltz

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Eunice Miller, a Notary Public in and for said County and State, the within named William Francis Baltz

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

Witness my hand and official seal at Nashville, this 22nd day of August, 1975.

My commission expires October 29, 1977 Notary Public Eunice Miller

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 15,460.79
This is equal to or greater than the property would bring at a fair and voluntary sale.

O B Hofstetter Jr.

Sworn to and subscribed before me
this 22nd day of August, 19 75.

My commission expires October 29, 1977 Notary Public Eunice Miller

mail rpt

This instrument was prepared by:

O. B. Hofstetter, Jr., Attorney	Home Federal Tower, 8th Floor Nashville, Tennessee 37219
Name	Address

WARRANTY DEED

FROM WILLIAM FRANCIS BALTZ

TO ORVIL JONES, ET UX, CAROLYN O. JONES

D 12690

IDENTIF. REFERENCE

AUG 25 2 25 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219