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Mail

THIS INSTRUMENT PREPARED BY
Thompson, Liebengood, and Crawford
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry J. McCulloch and Patricia C. McCulloch (NAME:)	Home Federal Savings & Loan Assn. (NAME:)	Map 156-2
627 Harpeth Knoll Road (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue North (STREET ADDRESS)	Parcel 35
Nashville, Tenn. 37221 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 - ($10.00) - - - - - - *DOLLARS* and other good and valuable consideration, receipt of which is hereby acknowledged, including the agreement by Grantees to assume the present indebtedness on said property evidenced by Deed of Trust of record in Book 4618, page 215, Register's Office for Davidson County, Tennessee,

AUG 27 75 CONV 51,500.00
AUG 27 75 S'TAX A* 133.90
AUG 27 75 PB'FEE A* .50
AUG 27 75 W'DEED A* 6.00 * 140.40

We, Charles L. Blackburn and wife, Emma L. Blackburn,

have bargained and sold, and by these presents do transfer and convey unto the said Larry J. McCulloch and wife, Patricia C. McCulloch

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. 385, on the Plan of Harpeth Valley Park, Section III, as of record in Book 4175, page 15, Register's Office for said County. Said lot No. 385 fronts 92.2 feet on the westerly side of Harpeth Knoll Road and runs back 190.0 feet on the northerly line and 180.6 feet on the southerly line to a dead line in the rear on which it measures 41.1 feet.

Being the same property conveyed to Charles L. Blackburn and wife, Emma L. Blackburn, from Luther L. Webb, Inc. by Deed of record in Book 4618, page 213, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $51,500.00

Subscribed and sworn to before me, this the 26 day of August 19 75

My commission expires: August 15, 1979
(Affix Seal)

Larry J. McCulloch
Grantee

Notary Public

LEE V. CRAWFORD
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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unimproved ( )
This is improved (X) property, known as 627 Harpeth Knoll Road, Nashville, Tennessee 37221
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Larry J. McCulloch and wife, Patricia C. McCulloch *their heirs and assigns, forever.*

And we *do covenant with the said* Larry J. McCulloch and wife, Patricia C. McCulloch *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,* except for 1975 taxes which are to be prorated as of the date of closing and assumed by Grantees; restrictions of record in Book 4237, page 179; and the Deed of Trust of record in Book 4618, page 215, all of record in Register's Office for Davidson County, Tennessee.

And we, Charles L. Blackburn and wife, Emma L. Blackburn *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Larry J. McCulloch and wife, Patricia C. McCulloch, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 26th *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.~~

Charles L. Blackburn
CHARLES L. BLACKBURN

Emma L. Blackburn
EMMA L. BLACKBURN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, George V. Crawford, Jr., a Notary Public in and for said County and State, the within named Charles L. Blackburn

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, Tennessee, this 26th day of August, 1975.

George V. Crawford, Jr.
Notary Public.

GEORGE V. CRAWFORD, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission Expires August 15, 1979.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, George V. Crawford, Jr., a Notary Public in and for said County and State, the within named Emma L. Blackburn

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

Witness my hand and official seal at Nashville, Tennessee, this 26th day of August, 1975.

George V. Crawford, Jr.
Notary Public.

GEORGE V. CRAWFORD, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission Expires August 15, 1979.

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 _____

D1 93 REFERENCE IN THIS INSTRUMENT IS MADE TO PLAT OF SUBDIVISION OF RECORD IN BOOK 2700 PAGE 27 REGISTER'S OFFICE DAVIDSON COUNTY, TENNESSEE