BOOK 4946 PAGE 798 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant JAMES O. UTLEY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 19 75.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) My Commission Expires Jan. 30, 1979

This instrument was prepared by:
EDWARD SEDDON, Attorney-at Law
1102 HERMIT DRIVE - SUITE 203
NASHVILLE, TENNESSEE 37217

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M/M James O. Utley (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	Map 83-11
122 Archwood (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Parcel 185
Madison, Tn. 37115 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	11D 52745

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, JAMES M. LEE and wife, BETSY A. LEE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES O. UTLEY and wife, HAZEL M. UTLEY

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. 11 on the Plan of John W. Anderson Estates, which plan is of rec ord in Book 1835, page 34, Register's Office for said County.

BEGINNING at a concrete monument at the northeast intersection of Dupont Avenue and Archwood Drive; thence with the southerly margin of Dupont Avenue, South 88 degrees 09' 415.14 feet to a point; thence southerly and parallel with Archwood Avenue, 126.4 feet to a point, said point being the common corner of Lots Nos. 10 and 11; thence westwardly with the dividing line between said Lots Nos. 10 and 11, 435.0 feet to a point on the easterly margin of Archwood Drive; thence northerly with said margin of Archwood Drive, 105.4 feet to a concrete monument, thence continuing northeast around a slight curve 31.28 feet to the BEGINNING.

BEING the same property conveyed to James M. Lee and wife, Betsy A. Lee by deed from Bert C. Ferguson and wife, Janelle M. Ferguson of record in Book 3248, page 93, Register's Office for Davidson County, Tennessee.

This conveyance, however, is subject to any and all easements and rights of way of public record.

This is unimproved ( ) improved (XX) property, known as 122 Archwood Drive, Madison, Tennessee 37115
(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 29th day of August, 19 75

X James M. Lee
JAMES M. LEE

X Betsy A. Lee
BETSY A. LEE

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 James M. Lee and wife, Betsy A. Lee

the bargainor, 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 29th day of August 19 75

Commission expires: ~~My Commission Expires Jan. 30, 1979~~

Notary Public

STATE OF TENNESSEE
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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

TO

D 13563

IDENTIFICATION REFERENCE

Sep 2 9 42 AM '75

REGISTER
DAVIDSON COUNTY, TENN.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

SEP-2 75	CONV	26,000.00			
SEP-2 75	S'TAX		A*	67.60	
SEP-2 75	PR'FEE		A*	.50	
SEP-2 75	W'DEED		A*	4.00	* 72.10