THIS INSTRUMENT PREPARED BY:

BOOK 4960 PAGE 950

WARRANTY DEED

REAU E. FOLK, JR., FORM

DAVID B. HERBERT

ATTORNEY AT LAW	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
MAP-PARCEL NUMBER CITY 162-6-121	EDWIN E. SULLIVAN, ET UX	Thomas & Hill, Inc. P. O. Box 1833 Charleston, West Virginia 25327
FIELD BOOK NUMBER(S) 5DU 55315	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 250 Townes Drive	LOAN OR ACCOUNT NO. PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged; and in the further consideration of the assumption of, and agreement of the grantees herein, to pay the principal balance now due, plus future interest on a certain note dated March 27, 1974, in the original prinicipal amount of $25,100.00, payable to Thomas & Hill, Inc., in accordance with the terms and conditions set forth therein, and being secured by a deed of trust from Carl Wayne Beck and wife, Peggy J. Beck to James A. Green, Trustee, of record in Book 4803, page 20, Register's Office for said County; we.

CARL WAYNE BECK and wife, PEGGY J. BECK,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto EDWIN E. SULLIVAN and wife, MARY ELLEN SULLIVAN,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 110 on the Plan of Fair Oaks, Section 2, as of record in Book 4460, page 53, Register's Office for said County.

Said Lot No. 110 fronts 78.00 feet on the northerly margin of Townes Drive, and extends back 135.9 feet on the westerly side and 132.4 feet on the easterly line to a line in the rear, on which it measures 91.7 feet.

Being the same property conveyed to Carl Wayne Beck and wife, Peggy J. Beck by deed from Cain Corporation, of record in Book 4803, page 18, Register's Office for said County.

This conveyance is made subject to restrictions of record in Book 4556, page 718, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as hereinbefore stated and for 1975 taxes.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 11 day of OCTOBER, 1975.

Carl Wayne Beck
CARL WAYNE BECK

Peggy J. Beck
PEGGY J. BECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

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

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ *Notary Public*

STATE OF KENTUCKY ~~WEST VIRGINIA~~
COUNTY OF JEFFERSON

Before me, ARNOLD JAY SHAIKUN, a Notary Public in and for the State and County aforesaid, personally appeared the within named CARL WAYNE BECK AND WIFE, PEGGY J. BECK,

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 LOUISVILLE, ~~West Virginia~~ KENTUCKY

this, the 11 day of October, 19 75.

My commission expires: Notary Public, State at Large, Ky.
My commission expires Nov. 10, 1978

Arnold Jay Shaikun
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,980.14

Edwin E. Sullivan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October 1975

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL)

Notary Public

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IDENTIFICATION REFERENCE

OCT 14 10 10 AM '75

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

DBH:jpr

WARRANTY DEED

FROM

CARL WAYNE BECK & WIFE,

PEGGY J. BECK

TO

EDWIN E. SULLIVAN & WIFE,

MARY ELLEN SULLIVAN

Please return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd Nat'l Bank Bldg.
Nashville, Tennessee
37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

OCT 14 75 CONV 27,980.14
OCT 14 STAX A* 72.80
OCT 14 PTFEE A* .50
OCT 14 75 MDEED A* 4.00 * 77.30

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ *Notary Public*