THIS INSTRUMENT PREPARED BY:

BOOK 4867 PAGE 786

DAVID P. HERBERT
ATTORNEY NASHVILLE, TENN.

WARRANTY DEED

BEAU E. FOLK, JR. FORM

MAP, PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
142-11-100	Mr/Mrs George A. Millinger	First Federal Savings & Loan Fourth & Union Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
9D-35235	7202 Birchbark Drive	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) and other good and valuable considerations, the receipt of which is hereby acknowledged,

IONA M. COBLE, unmarried
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto GEORGE A. MILLINGER and JOAN F. MILLINGER, as tenants in common

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. 40 on the Plan of Valley West Subdivison, Section II, as of record in Book 3600, page 86.

Said Lot No. 40 fronts 114 feet on the westerly side of Birch Bark Drive and runs back 150 feet on the northerly line and 170.99 feet on the southerly line to a broken line measuring 142.20 feet thereon.

Being the same property conveyed to Iona M. Coble, unmarried, by deed from John M. DeVoe and wife, Bea DeVoe, as of record in Book 4819, page 320.

This conveyance is made subject to restrictions of record in Book 3833, page 789 and Book 3238, page 501.

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.

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 3rd day of November, 1975.

Iona M. Coble
Iona M. Coble

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, David B. Herbert, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Iona M. Coble, unmarried

the bargainor(s), 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, the 3rd day of November, 1975.

My commission expires: 7/27/77

Notary Public

STATE OF _____
COUNTY OF _____

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 _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,500.00

Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF November, 1975

MY COMMISSION EXPIRES: 7/27/77 (AFFIX SEAL)

Notary Public

WARRANTY DEED
DBH:mas

FROM
IONA M. COBLE

TO
GEORGE A. MILLINGER AND JOAN MILLINGER

D 22825

IDENTIF. REFERENCE

Nov 3 3 19 PH '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

10v-	CONV	54,500.00		
10v- S'TAX			A* 141.70	
10v- PR'FEE			A* .50	
Nov- WDEED			A* 4.00	* 146.20

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

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 _____.

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

My commission expires:

Notary Public