FORM NO. WD-1

BOOK 4970 PAGE 67

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF November 1975

Notary Public

MY COMMISSION EXPIRES: Dep Register

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS: prepared by	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward Nave (NAME)	Mortgage Associates, Inc. (NAME)	74-8
715 Stahlman Bldg. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	189
Nashville, Tenn. 37201 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	4D34498

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, Ronald L. Perry and wife, Margaret H. Perry

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward Nave

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:

BEING Lot No. 872 on the Plan of Hermitage Hills Subdivision Section 8 of record in Book 3600, Page 24, Register's Office for Davidson County, Tennessee.

SAID Lot No. 872 fronts 75.29 feet on the southerly margin of Bonnavale Drive and from a point on said margin being the common line between lots Nos. 871 and 872 runs back 185.77 feet to a dead line in the rear; thence again from the margin of Bonnavale Drive from a point being the common line between lots Nos. 872 and 873, 201.1 feet back to a line; thence running easterly with said line 48.15 feet to a point; thence northeasterly 77.52 feet across the rear.

Being the same property conveyed to Ronald L. Perry and wife, Margaret H. Perry, by deed from Paul G. Allen and wife, Carolyn G. Allen, of record in Book 4819, Page 164, Register's Office for Davidson County, Tennessee.

Grantee assumes and agrees to pay the balance due on a first mortgage indebtedness to Richard D. Cahoy, Trustee, for Mortgage Associates, Inc., of record in Book 4509, Page 218, Register's Office for Davidson County, Tennessee, in the original principal sum of $20,950.00; and a second deed of trust executed by Ronald L. Perry, et ux, to John A. Hubbard, Trustee, of record in Book 4821, Page 561, Register's Office for Davidson County, Tennessee, securing Third National Bank in the original amount of $3,427.20.

All sums of money held in escrow by Mortgage Associates, Inc., or assigns, and including the prepaid hazard insurance coverage now in force, in connection with said loan and property is herewith transferred to Grantee.

This is unimproved ( ) improved (X) property, known as 395 (House Number) Bonnavale Drive (Street) Hermitage (P. O. Address) Tenn. (City or Town) 37076 (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 October, 1975

Ronald L. Perry

Margaret H. Perry

STATE OF TENNESSEE
Davidson County

BOOK 4970 PAGE 68

Personally appeared before me, ~~Betty Ezell~~, a Notary Public in and for said County and State, the within named Ronald L. Perry and wife, Margaret H. Perry

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 October, 1975

Commission expires 11/16/76

Betty Ezell
Notary Public

STATE OF TENNESSEE
Davidson 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

RONALD L. PERRY, ET UX

TO

EDWARD NAVE

D 23908

IDENTIF. REFERENCE

Nov 11 2 04 PM '75

FELIX J. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV 11 75	CONV	26,000.00			
NOV 11 75	S'TAX		A*	67.60	
NOV 11 75	PR'FEE		A*	.50	
NOV 11 75	W'DEED		A*	4.00	* 72.10