Prepared by Rich Moore
Suite 417 Cordell Hull
95 White Bridge Rd

BOOK 4983 PAGE 527

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Milburn J. Moore, Et ux	Lomas & Nettleton Company	6DU20360
(NAME) 4820 Overcrest Drive	(NAME) 3200 Pacific Ave	147-6
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Virginia Beach, Virginia	121 PW
(CITY) (P. O ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN & NO/100THS DOLLARS

($10.00) Dollars,

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration, the grantees have assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by Garth F. Freeze and wife, Jacque I. Freeze to Raymond L. Davis, Jr.; Trustee, dated April 16, 1964, and recorded in Book 3738, Page 483, Register's Office for Davidson County, Tennessee, reference to which instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust the obligations of which are assumed by the said grantees,

We, Joseph I. Herrud and wife, Saddie N. Herrud

have this day bargained and sold, and do hereby transfer and convey unto the said

Milburn J. Moore and wife, Ruth Moore

their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Section I, Revised, Caldwell Hall, as of record in Book 2900, pages 57, 58 and 59, Register's Office for said County, and described as follows

Beginning at a point in the easterly margin of Overcrest Drive at the corner of Lots 11 and 12; thence with the line between said lots, easterly 136.7 feet to a corner of Lot No. 13; thence with the line between Lots Nos. 12 and 13; northerly 135.5 feet to the south margin of Milner Drive; thence with the margin of the same, westerly 97.57 feet to the beginning of a curve; thence around said curve, southwesterly 36.7 feet to the margin of Overcrest Drive; thence with the margin of the same, southerly 80.9 feet to the point of beginning.

Being the same property conveyed to Joseph I. Herrud and wife, Sadie N. Herrud, by deed from R.B. Randall and wife, Mary H. Randall, of record in Book 4612, page 903, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 34,824.44

Subscribed and sworn to before me, this the _____ day of _____, 19 7_

Affiant

My commission expires: _____ (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 4820 Overcrest Drive, Nashville, Tennessee (House Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Milburn J. Moore and wife, Ruth Moore

their *(successors), heirs and assigns forever.* We *covenant that* We are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves; our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Milburn J. Moore and wife, Ruth Moore their *(successors), heirs and assigns, against the lawful claims of all persons*

Witness our hand S this 15 day of December, 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.*

Saddie N. Herrud
Joseph I. Herrud

BOOK 4983 PAGE 528

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sadie N. Herrud

the within named 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 15th day of December, 1975

Commission expires 7-30-79

Notary Public

RICHARD M. JOHNSON * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE } State of
COUNTY OF DAVIDSON } County of

Before me, the undersigned, 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

State of Tennessee

County of Davidson

Personnally appeared before me, the undersigned, a Notary Public in and for said County and State, Joseph I. Herrud, the within named 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

this 29th day of December, 1975.

Commission Expires: 7-30-79

WILLIAM R. TERRY * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

DEC 30 75 CONV 34,834.48
DEC 30 75 S'TAX B* 90.48
DEC 30 75 R'FEE B* .50
DEC 30 75 W'DEED B* 4.00 * 94.98

D 30087

IDENTIF. REFERENCE

DEC 30 11 27 AM '75

FELIX Z. W... REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

Joseph I Herrud and wife,
Sadie N. Herrud

TO

Milburn J. Moore and wife,
Ruth Moore

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238