BOOK 4934 PAGE 114

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,951.00

James C. Young
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January, 1976.

Notary Public

MY COMMISSION EXPIRES: 1-8-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James C. Young (NAME)	John W. Murphree Co. (NAME)	
1710 Overton St (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Rd. (STREET ADDRESS)	53-7
Old Hickory Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville Tenn. 37217 (CITY) (STATE) (ZIP)	89

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, Michael S. Weaver and wife, Nancy J. Weaver

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James C. Young and wife, Marjorie L. Young

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 the easterly 120 feet of Lot No. 50 on the Re ised Plan of Section "E", Village of Old Hickory, as of record in Book 1424, page 132, Register's Office for said County.

Said part of said lot fronts 73 feet on the west side of Overton Street, and extends back between parallel lines, 120 feet to a dead line.

Being the same property conveyed to Michael S. Weaver and wife, Nancy J. Weaver by deed from Charles W. Crook and wife, Sandra Crook, as of record in Book 4802, page 98, said Register's Office.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated March 25, 1974, and filed for record April 2, 1974, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 4802, page 100, and note of even date thereby secured, in the original principal amount of $24,000.00 payable to John W. Murphree Co., which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligations of Michael S. Weaver and wife, Nancy J. Weaver under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is unimproved ( ) improved (xx) property, known as 1708-1710 Overton Street, Old Hickory, TN. 37138
(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 30th day of January, 1976.

Michael S. Weaver Nancy J. Weaver

NOTARY PUBLIC DAVIDSON COUNTY

BOOK 4934 PAGE 115 DAVIDSON

STATE OF TENNESSEE
Davidson County

BOOK 4994 PAGE 115

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael S. Weaver and wife, Nancy J. Weaver

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 Nashville, Tennessee, this 30th day of January 1976

Commission expires 10/20/78

John M. Sowell
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
Michael S. Weaver et ux

TO
James C. Young et ux

D 34753

IDENTIF. REFERENCE

FEB 4 1 39 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB-4-76	CONV	26,951.58			
FEB-4-76	S'TAX		B*	70.20	
FEB-4-76	PR'FEE		B*	.50	
FEB-4-76	W'DEED		B*	4.00	* 74.70

FILED FOR RECORD