BOOK 4999 PAGE 921 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 29,492.64

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF February 1976

Notary Public

MY COMMISSION EXPIRES: 11/18/78

(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
Charles S. Anderson (NAME)	Noel-Palmer Mtg. Co. (NAME)	147-4 119 JW
4920 Shasta Dr. (STREET ADDRESS OR ROUTE NUMBER)	2114 Parkway Towers (STREET ADDRESS)	
Mt. Juliet, TN. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37219 (CITY) (STATE) (ZIP)	

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, Wilson O. Torrence and wife, Marion Lord Torrence

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles S. Anderson and wife, Marjorie R. Anderson

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:

Land in Davidson County, Tennessee, being Lot No. 57 on the Plan of Welch Meadows, Section II, as of record in Book 3700, page 60, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Shasta Drive, which is the common front corner of Lots 57 and 58; thence extending along the common line of Lots Nos. 57 and 58 easterly 111.07 feet to a concrete monument; thence southerly 122.06 feet to a concrete monument; thence westerly 86.07 feet to a concrete monument at the beginning of a curve; thence around said curve northwesterly, 39.24 feet to a concrete monument; thence northerly along the easterly margin of Shasta Drive, a distance of 97.01 feet to the point of beginning.

Being the same property conveyed to Wilson O. Torrence and wife, Marion Lord Torrence by deed from Bobby G. Lawson and wife, Shelia E. Lawson, as of record in Book 4943, page 880, 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 August 18, 1975, and filed for record August 20, 1975, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 4943, page 882, and note of even date thereby secured, in the original principal amount of $34,900.00, payable to Commerce Union Bank 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 Wilson O. Torrence and *** over

This is unimproved ( ) improved (XX) property, known as 4920 Shasta Drive, Nashville, TN. 37211
(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 21st day of February, 1976

Wilson O. Torrence

Marion Lord Torrence

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wilson O Torrence and wife, Marion Lord Torrence

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 21st day of February 19 76

Commission expires 11/18/78

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 (their several oaths) acknowledged (themselves) to be the respectively of the

the within named bargainor, a corporation, and that (he) as such and (they) 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 Wilson O. Torrence et ux

TO Charles S. Anderson et ux

D 3751 3

IDENTIF. REFERENCE

FEB 25 3 43 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

A RECORDER'S MEMO:
Legibility of Writing, Typing or Printing In This Document Unsatisfactory When Received.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

William G. Traber
P. O. Box 2255
Nashville, Tenn. 37214

***

wife, Marion Lord Torrence 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.

2-25-76 C.O. 39,492.64
S.T. 102.70
P.F. .50
W.D. 4.00 107.20