BOOK 5009 PAGE 863

# WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| M/M Roscoe H. Weller (NAME) | Same (NAME) | Map 129-1 |
| 6544 Rolling Ford Drive (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Parcel 54 |
| Nashville, TN (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | 8D 72900 |

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, Lloyd Edward Pratt and wife, Marilyn June Pratt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roscoe H. Weller and wife, Juanita L. Weller

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. 880 on the Plan of West Meade Farms, Inc., Section XI, as of record in Book 2331, Page 103, Register's Office for said County.

Said Lot No. 880 fronts 150 feet on the northwesterly side of Rolling Fork Drive and runs back 725 feet on the northeasterly line and 690 feet on the southwesterly line to a dead line in the rear, on which it measures 147.2 feet.

Being the same property conveyed to Lloyd Edward Pratt and wife, Marilyn June Pratt by deed from James Foster Neal and wife, Ellen Julia Neal as of record in Book 4402, page 445, Register's Office for said County.

Grantees expressly assume and agree to pay the remaining balance owing on a certain deed of trust dated August 16, 1965, in the original principal sum of $26,750.00, of record in Book 3925, page 132, Register's Office for Davidson County, Tennessee, and all encumbrances therein.

This conveyance is subject to such liens or encumbrances which appear of record.

unimproved ( )
This is improved (X) property, known as 6544 Rolling Fork Drive, Nashville, TN
(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 successors, assigns 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 _____ hand _____ this 9th day of March, 19 76

Lloyd Edward Pratt

Marilyn June Pratt

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, Mrs. June Hedge, a Notary Public in and for said County and State, the within named Lloyd Edward Pratt and wife Marilyn June Pratt, 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 9th day of March, 1976

Commission Expires: 9-25-78

Mrs. June Hedge
Notary Public

MRS. JUNE HEDGE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF )
COUNTY OF )

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 purpose 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 ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

**WARRANTY DEED**

FROM
Lloyd Edward Pratt and wife

Marilyn June Pratt

TO
Roscoe H. Weller and wife

Juanita L. Weller

D 42213

IDENTIF. REFERENCE

MAR 30 9 09 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| MAR 30 76 | CONV | 49,900.00 | | | |
| MAR 30 76 | S'TAX | | B* | 129.74 | |
| MAR 30 76 | PR'FEE | | B* | .50 | |
| MAR 30 76 | W'DEED | | B* | 4.00 | * 134.24 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this conveyance is $ 49,900.00

Roscoe H. Weller

Subscribed and sworn to before me this 29 day of March, 1976

My Commission Expires: 9-16-78

Susan H. Paynter
Notary Public

SUSAN H. PAYNTER NOTARY PUBLIC DAVIDSON COUNTY, TENN.