BOOK 5012 PAGE 367

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 33,950.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF APRIL 19 76.

Notary Public

MY COMMISSION EXPIRES: 5-1-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
NELSON D. GUEVARA (NAME)	Noel-Palmer Mortgage Co., Inc. (NAME)	9D 26794
561 Holt Valley Road (STREET ADDRESS OR ROUTE NUMBER)	Parkway Towers, Suite 2114 (STREET ADDRESS)	MAP 128-11
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37219 (CITY) (STATE) (ZIP)	PAR 22

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, HENDLEY, WHITESIDE & PATTERSON, a partnership composed of Robert B. Hendley, Douglas C. Whiteside and James T. Patterson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NELSON D. GUEVARA et ux JEANNE B. GUEVARA

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. 20 on the Plat of Holt Meadows, of record in Plat Book 4300, page 174, Register's Office for said County.

SAID Lot No. 20 fronts 70.00 feet on the southeasterly margin of Holt Valley Road, and extends back 168.38 feet on the southwesterly line, and 166.74 feet on the northeasterly line, to a line on the rear on which it measures 95.12 feet.

BEING the same property conveyed to Hendley, Whiteside & Patterson, a
BEING part of the same property conveyed to Hendley, Whiteside & Patterson, a partnership composed of Robert B. Hendley, Douglas C. Whiteside and James T. Patterson by deed from James T. Patterson and wife, Mary Frances Patterson of record in Book 4459, page 35, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

unimproved ( )
This is improved (XX) property, known as 561 Holt Valley Road (House Number) (Street) Nashville, TN 37221 (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 my hand this 2ND day of APRIL, 19 76

HENDLEY, WHITESIDE & PATTERSON

By: Robert Hendley
Robert Hendley

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert Hendley

the 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, Tennessee, this 2nd day of April 1976

Commission expires 2-5-77

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

HENDLEY, WHITESIDE & PATTERSON

TO

NELSON D. GUEVARA and wife,
JEANNE B. GUEVARA

D 43263

IDENTIF. REFERENCE

APR 5 1 58 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

APR-5-76	CONV	33,950.00		
APR-5-76	S'TAX		B*	88.14
APR-5-76	R'FEE		B*	.50
APR-5-76	W'DEED		B*	4.00
			*	92.64

Attorneys Title Company
Titles Guaranteed

WILKINS, ADAMS & WEEMS ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

Box 1 - Box 8