BOOK 5013 PAGE 694

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $25,048.00

Ed Hodge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF April 19 76

Notary Public

MY COMMISSION EXPIRES: 8-27-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ed Hodge (NAME)	Noel-Palmer Mortgage Company, Inc. (NAME)	5D 52750
4740 Nolensville Road (STREET ADDRESS OR ROUTE NUMBER)	Parkway Towers (STREET ADDRESS)	Map 162-6
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	Par. 92

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, Carl E. Clemmons et ux Sallie G. Clemmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ed Hodge et ux Evelyn M. Hodge

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. 20 on the Plan of Fair Oaks, Section I, of record in Book 4175, pages 42 and 43, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Carl E. Clemmons et ux Sallie G. Clemmons by deed from O. W. Cooper et ux Helen B. Cooper of record in Book 4554, page 374, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to all easements and restrictions of record in the Register's Office for said County.

GRANTEES herein agree to assume and pay a first mortgage payable to Noel-Palmer Mortgage Co., Inc. of record in Book 4554, page 376, said Register's Office.

ESCROW Account and Insurance to be transferred to grantees.

This is improved (X) unimproved ( ) property, known as 225 Sterry Court Nashville, Tennessee
(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 8th day of April, 19 76

Carl E. Clemmons

Sallie G. Clemmons

STATE OF TENNESSEE
Davidson County

BOOK 5013 PAGE 695

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl E. Clemmons et ux Sallie G. Clemmons

the bargainors, 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 8th day of April 8th 19 76.

Commission expires 8-17-76

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

D 43856

WARRANTY DEED

FROM
CARL E. CLEMMONS ET UX

TO
ED HODGE ET UX

IDENTIF. REFERENCE

APR 8 3 05 PM '76

FELIX REGISTER
DAVIDSON COUNTY, TENN.

APR-8	CONV		25,048.00			
APR-8	S'TAX			B*	65.00	
APR-8	PR'FEE			B*	.50	
APR-8	W'DEED			B*	4.00	* 69.50