This Instrument prepared by:
John W. Kelley, Atty.
Nashville, Tennessee

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
172-6-46	Mr/Mrs John C. Beamer	New Owner BOOK 5016 PAGE 930
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
6D-77204	5121 Marc Court	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

APR 20 76	CONV	59,900.00		
APR 20 76	S'TAX		B* 155.74	
APR 20 76	PR'FEE		B* .50	
APR 20 76	W'DEED		B* 4.00	* 160.24

MEDLIN BUILDING INDUSTRIES, INC.

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOHN C. BEAMER and wife, PATRICIA H. BEAMER

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 39 on the Plan of Harvard Estates, Section 4, as of record in Book 4675, page 153.

Said Lot No. 39 fronts 147.66 feet on the southerly margin of Marc Court and extends back 166.34 feet on the northwest line and 281.62 feet on the southeast line, to a line in the rear on which it measures 204.68 feet.

Being part of the property conveyed to Medlin Building Industries, Inc., by deed from Walter B. Williams and wife, Margie L. Williams, as of record in Book 4730, page 627.

This conveyance is made subject to restrictions of record in Book 4681, page 75.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except for 1976 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 12th day of April, 19 76

MEDLIN BUILDING INDUSTRIES, INC.

By: J. M. Medlin, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5016 PAGE 931

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

NOTARY PUBLIC DAVIDSON COUNTY MARY ANN SELLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

59,900.00 John C Beamer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF April 19 76

MY COMMISSION EXPIRES: 8/20/78 (AFFIX SEAL) Mary Ann Selley Notary Public

WARRANTY DEED
JWK:mas

FROM

MEDLIN BUILDING INDUSTRIES, INC.

TO

JOHN C. BEAMER AND WIFE

D 45405

IDENTIF. REFERENCE

APR 20 11 12 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Return to: KELLEY, HERBERT & CRAWFORD
ORTALE, 14th Flr, 3rd Natl. Bk. Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mucleenyuld, a Notary Public in and for the State and County aforesaid, personally appeared J. M. Medlin ~~and~~ _____, with whom I am personally acquainted, and who upon oath acknowledged himself to be the ~~and~~ President, ~~respectively~~, of Medlin Building Industries, Inc., a corporation, the bargainor, and that he, as such President ~~and~~ _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said J. M. Medlin C. as such President, ~~and acknowledging the same by the said~~ as such

Witness my hand and official seal at Nashville, Tennessee, this, the 12th day of April, 1976.

My commission expires: 5/17/77 Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN. LA