FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,900.00

George DeMoss
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July, 1976

Notary Public

MY COMMISSION EXPIRES: 5-23-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

C B Leyhe Jr Atty 338 White Bridge Rd Nash Tn. 37205

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Miriam Main Walker (NAME)	Guaranty Mortgage Co., (NAME)	102 - 12
6705 Fleetwood, Dr., (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	60
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn (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, George Boles and wife, Mildred Boles

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Miriam Main Walker, Unmarried

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. 137 on the Plan of Horton Heights, Section VI, of record in Book 2133, page 24, Register's Office for said County.

SAID Lot No. 137 fronts 133 feet on the southeasterly side of Fleetwood Drive and extends back 368.3 feet on the southwesterly line and 209 feet on the northeasterly line to a dead line in the rear on which it measures 246 feet thereon.

BEING the same property conveyed to Geore Boles and wife, Mildred Boled by deed from Harold E. Lee and wife, Margaret D. Lee, of record in Book 5003, page 415, Reigister's Office for DAvidson County, Tennessee.

THE grantee herein agrees to pay the unpaid balance of a mortgage secured by the herein described property to Guaranty Mortgage Company, recorded in Book 3385, page 553, said Register's Office.

This is unimproved ( ) improved (X) property, known as 6705 Fleetwood Drive, Nashville, Tenn.
(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 hands this 19th day of July, 1976

George Boles

Mildred Boles

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 George Boles and wife, Mildred Boles

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 19th day of July, 19 76

Commission expires 5-23-77

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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 GEORGE BOLES, ET UX

TO MIRIAM MAIN WALKER, UNMARRIED

D 59317

IDENTIF. REFERENCE

JUL 20 3 23 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL20-	CONV	43,900.00			
JUL20-STAX			B*	114.14	
JUL20-PRTFEE			B*	.50	
JUL20-	WDEED		B*	4.00	* 118.64