THIS INSTRUMENT PREPARED BY:

DAVID B. HERBERT
ATTORNEY AT LAW
NASHVILLE, TENN.

BOOK 5067 PAGE 384

# WARRANTY DEED

REAU E. FOLK, JR. FORM

| | | |
|---|---|---|
| MAP(S) PARCEL NUMBER(S)<br>91-13-8 | NAME AND ADDRESS OF NEW OWNER(S)<br>Mr/Mrs Jerry W. Ford | SEND TAX BILLS TO<br>Mortgage Corporation of the South<br>P. O. Box 10726<br>Birmingham, Alabama 35202 |
| FIELD BOOK NUMBER(S)<br>8DA-29435 | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)<br>6350 Columbia Ave. | LOAN OR ACCOUNT NO. 86820<br>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,

| | | | | | |
|---|---|---|---|---|---|
| SEP 10 76 | CONV | 18,000.00 | | | |
| SEP 10 76 | S'TAX | | B* | 46.80 | |
| SEP 10 76 | PR'FEE | | B* | .50 | |
| SEP 10 76 | W'DEED | | B* | 4.00 | * 51.30 |

RONALD F. PRATT and wife, MARY Y. PRATT

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JERRY WAYNE FORD andwife, KATHLEEN G. FORD

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. 47 of Block "E" on the Plan of Croleywood, Section 2, as of record in Book 1130, page 100.

Said Lot No. 47 fronts 60 feet on the northerly side of Columbia Avenue and runs back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Ronald F. Pratt and wife, Mary Y. Pratt, by deed from Gaynell Y. Vestal, know known as Gaynell Brand, as of record in Book 5055, page 682.

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.

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 9th day of September, 19 76

Ronald F. Pratt

Ronald F. Pratt

Mary Y. Pratt

Mary Y. Pratt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, DAVID B. HERBERT, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Ronald F. Pratt and wife, Mary Y. 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, the 9th day of September, 1976.

My commission expires: 7-27-77

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 18,000.00

Affiant Jerry Wayne Ford

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF September 76

MY COMMISSION EXPIRES: 7/27/77 (AFFIX SEAL) Notary Public

WARRANTY DEED
DBH:mas

FROM
RONALD F. PRATT AND WIFE

TO
JERRY WAYNE FORD AND WIFE

D 67396

IDENTIF. REFERENCE

SEP 10 2 14 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Flr. L & C Tower
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires:

Notary Public