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BOOK 5074 PAGE 545

FORM NO. WD-1

IDENTIF. REFERENCE

OCT 4 10 36 AM '76

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$32,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September, 19 76

Notary Public

MY COMMISSION EXPIRES: 10-24-80

(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
FRED W. PARKER (NAME)	HAMILTON MORTGAGE CORPORATION (NAME)	MAP 96-15
3116 Boulder Park Drive (STREET ADDRESS OR ROUTE NUMBER)	5801 Peachtree-Danwoody Road (STREET ADDRESS)	PARCEL 23
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30342 (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, MELDON W. STANDRIDGE AND WIFE, MABLE S. STANDRIDGE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRED W. PARKER AND WIFE FRANCES G. PARKER

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 plan of Hickory Bend, Section 3, of record in Plan Book 3600, page 42, Register's Office, Davidson County, Tennessee.

SAID Lot No. 20 fronts 80 feet on the northwesterly margin of Boulder Park Drive and extends back 192 feet, more or less, on the northeasterly line and 180 feet, more or less, on the southwesterly line to the center of McCrory Creek, measuring 80 feet, more or less.

BEING the same property conveyed to Meldon W. Standridge and wife, Mable S. Standridge by deed from Jimmy D. Graves and wife, Linda H. Graves, of record in Book 4770, page 640, Register's Office, Davidson County, Tennessee.

GRANTEES herein agree to assume the unpaid balance of a note secured by a Deed of Trust of record in Book 4770, page 642, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all restrictions and easements of record in the Register's Office, Davidson County, Tennessee.

OCT-4%	CONV	32,500.00				
OCT-4%	S'TAX		B*	84.50		
OCT-4%	PR'FEE		B*	.50		
OCT-4%	W'DEED		B*	4.00	*	89.00

This is unimproved ( ) improved (X) property, known as 3116 Boulder Park Drive, Nashville, Tennessee 37214
(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 29th day of September, 19 76

Meldon W. Standridge
MELDON W. STANDRIDGE

Mable S. Standridge
MABLE S. STANDRIDGE

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MELDON W. STANDRIDGE and wife, MABLE S. STANDRIDGE

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 29th day of September, 19 76.

Commission expires 6-24-80

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
MELDON W. STANDRIDGE et ux
MABLE S. STANDRIDGE

TO
FRED W. PARKER et ux
FRANCES G. PARKER

FILE BOX #12

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