WARRANTY DEED

87163

IDENTIF. REFERENCE T

OCT 8 2 23 PM '76

FEE $ ___ REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF October, 1976

Notary Public

MY COMMISSION EXPIRES: 8/13/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Richard H. King (NAME) Suite 303, 4515 Harding Road Nashville, TN 37205 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald G. Hetzler et ux (NAME)	First Federal of Nashville (NAME)	142 - 15
641 Harpeth Bend Drive (STREET ADDRESS OR ROUTE NUMBER)	4th & Union (STREET ADDRESS)	63
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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~~ I, Larry Steven Nash

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald G. Hetzler and wife, Diana P. Hetzler

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. 22 on the Plan of Section I, Harpeth Valley Park, as of record in Book 3600, pages 93 and 94, Register's Office for said County.

Said Lot fronts 100 feet on the south side of Harpeth Bend Drive and runs back 180 feet on the east line and 182 feet on the west line, to a dead line in the rear on which it measures 100 feet.

Being the same property conveyed to Larry S. Nash and wife, Carol E. Nash by deed from Harris B. Griggs and wife, Mary Gale Griggs of record in Book 4577, page 34, Register's Office for Davidson County, Tennessee, and being the same property of which the said Carol E. Nash was divested of all interest therein by Final Decree in the Fourth Circuit Court for Davidson County, Tennessee, of record in Minute Book 94A, page 184, Docket #74564, wherein Larry Steven Nash was granted an absolute divorce from Carol E. Nash.

OCT-8-76	CONV	36,250.00			
OCT-8-76	S'TAX		B*	94.12	
OCT-8-76	PR'FEE		B*	.50	
OCT-8-76	W'DEED		B*	4.00	* 98.62

This is ( ) unimproved (X) improved property, known as 641 Harpeth Bend Drive (House Number) (Street) Nashville (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 my hand this 7th day of October, 1976

Larry Steven Nash

Larry Steven Nash

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry Steven Nash

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

Witness my hand and official seal at Nashville, TN. this 7th day of October, 1976

Commission Expires 8-13-80 Dorothy A. Wilson, Notary Public.

STATE OF _____
_____ 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 purpose 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
Larry Steven Nash

TO
Donald G. Hetzler and wife,
Diana P. Hetzler

TITLE INSURED BY POLICY NUMBER:
43-013-5011F

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
U.S. LIFE TITLE INSURANCE
Company of New York

File 1st Sullivan