BOOK 5119 PAGE 945

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$21,192.35 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF Feb 19 77

Notary Public

MY COMMISSION EXPIRES: Nov 28 1978

(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
Ed Hodge (NAME)	Guaranty Mortgage Company (NAME)	6DA 15408
4740 Nolensville Road (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	Map 119-1
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37238 (CITY) (STATE) (ZIP)	Parcel 492

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, Ella Frances Lewis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ed Hodge et ux Evelyn M.Hodge

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. 2 on the Plan of Barbara Heights, Section 1, as of record in Book 3842, page 258, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Ella Frances Lewis by deed from Jerry R. Sigmon et ux Patricia R. Sigmon of record in Book 4812, page 357, said Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to all restrictive covenants, easements and setback lines that are applicable to the above described property.

GRANTEES herein agree to assume and pay a first mortgage payable to Guaranty Mortgage Company, Nashville, Tennessee, of record in Book 4493, page 742, said Register's Office.

Escrow Account and Insurance to be transferred to grantees.

This is unimproved ( ) improved (XX) property, known as 114 Valeria Street, Nashville, Tennessee
(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 my hand this 26 day of Feb., 19 77

Ella Frances Lewis

Ella Frances Lewis

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ella Frances Lewis

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26 day of Feb. 19 77

Commission expires Nov 13 1979

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

D91586

ED HODGE REALTY,
5112 Nolensville Road
Nashville, Tenn. 37211

WARRANTY DEED

FROM
ELLA FRANCES LEWIS

TO
ED HODGE ET UX

IDENTIF. REFERENCE

MAR 1 3 29 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

MAR-17	CONV	21,192.35			
MAR-17	S'TAX		B*	55.12	
MAR-17	PR'FEE		B*	.50	
MAR-17	W'DEED		B*	4.00	* 59.62