This Instrument Prepared by:

Kelley, Herbert & Crawford
3rd Floor, L & C Tower

BOOK 5147 PAGE 486

WARRANTY DEED

BEAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
129-15-81	Mr/Mrs Clyde Candler	Lomas & Nettleton Company P. O. Box 1056 Virginia Beach, Virginia 23451
FIELD BOOK NUMBER(S) 9D-59025	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 6823 Highland Park Drive	LOAN OR ACCOUNT NO. 07-41-85926 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, and in further consideration of the assumption of, and agreement by the grantee herein to pay the principal balance now due, plus future interest, on a certain note, dated April 23, 1971, in the original principal sum of $39,800.00, payable to Murphree Mortgage Company, now Lomas & Nettleton Company, in monthly installments set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by David J. Owenby and wife, to J. Robert Cannon, Trustee, as of record in Book 4496, page 541,

DAVID J. OWENBY and wife, BRENDA A. OWENBY

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CLYDE E. CANDLER and wife, KAREN J. CANDLER

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. 35 on the Plan of West Meade Highlands, as of record in Plat Book 3700, pages 69 and 70.

Said Lot No. 35 fronts 126.00 feet on the northwest margin of Highland Park Drive and extends back 63.9 feet on the southerly line and 175.0 feet on the northerly line, to a line on the rear which is a broken line, on which it measures 195.27 feet.

Being the same property conveyed to David J. Owenby and wife, Brenda A. Owenby, by deed from William H. Halsell and wife, Charlene J. Halsell, as of record in Book 4496, page 539.

This conveyance is made subject to restrictions of record in Book 4025, page 420.

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., Except as shown above and 1977 taxes which Grantees agree to pay.

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 13th day of May, 1977.

David J. Owenby

Brenda A. Owenby

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named David J. Owenby and wife, Brenda A. Owenby 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 13th day of May, 19 77.

My commission expires: 4-23-78

Douglas A. Brace
Notary Public

DOUGLAS A. BRACE NOTARY PUBLIC DAVIDSON COUNTY

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 $ 57,990.37

Affiant Clyde E. Candler

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF May 19 77

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL) Notary Public

DOUGLAS A. BRACE NOTARY PUBLIC DAVIDSON COUNTY

E 03882

IDENTIF. REFERENCE

MAY 16 10 42 AM '77

FEE REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

DAVID J. OWENBY and wife

TO

CLYDE E. CANDLER AND WIFE

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

JAMES E. HERBERT
14th Floor, L & C Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON MAY16'77 CONV 57,990.37
Before me, _____ MAY16'77 S TAX 150.80, a Notary Public in and for the State and County
aforesaid, personally appeared _____ MAY16'77 PRFEE and $ .50
with whom I am personally acquainted, and who upon oath acknowledged MAY16'77 WDEED $ 4.00 * 155.30 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