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77-6-48
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,000.00

Joseph T. Hester
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF June, 1977

Notary Public

MY COMMISSION EXPIRES: 2/7/80

(AFFIX SEAL)

F-D-O

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 908 Fidelity Federal Building, Nashville, Tenn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph T. Hester et ux (NAME)	Owners (NAME)	103-8-200
4120 Aberdeen Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	26W-1150
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	(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, Thomas E. Roark and wife, Sharon D. Roark

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph T. Hester and wife, Margorie F. Hester

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. 10 of Block "K" on the Plan of Cherokee Park, 3rd Section, as of record in Book 843, pages 2 and 3, Register's Office for said County,

SAID Lot No. 10 fronts 60 feet on the northerly side of Aberdeen Road and runs back 125.79 feet on the westerly line and 125.62 feet on the easterly line to the right-of-way of the N.C. & St. L. Railroad, measuring 61 feet thereon.

BEING the same property conveyed to Thomas E. Roark and wife, Sharon D. Roark by deed from Emmett Russell Ray and wife, Mary Frances Ray of record in Book 5002, page 100, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee herein.

As part of the above consideration, the Grantees herein, assumed and agree to pay the unpaid balance owing on a certain note, executed by the Grantors herein to Emmett Russell Ray and wife, Mary Frances Ray in the original principal amount of $31,900.00, of record in Book 5002, page 100, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4120 Aberdeen Avenue, Nashville, TN 37205
(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 hands this 20th day of June, 1977

Thomas E. Roark
THOMAS E. ROARK

Sharon D. Roark
SHARON D. ROARK

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas E. Roark and wife, Sharon D. Roark

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 20th day of June, 19 77

Commission expires 6/7/80

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
THOMAS E. ROARK AND WIFE,
SHARON D. ROARK

TO
JOSEPH T. HESTER AND WIFE,
MARGORIE F. HESTER

E 11709

IDENTIF. REFERENCE

JUN 29 10 32 AM '77

FEE & REGISTER
DAVIDSON COUNTY, TENN.

JUL.29 77 CONV 49,000.00
JUN29 77 S'TAX B* 127.40
JUN29 77 PR'FEE B* .50
JUN29 77 W'DEED B* 4.00 * 131.90

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.