E 21747

WARRANTY DEED

IDENTIF. REFERENCE

AUG 22 1 33 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Julius E. Stevens
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF August, 1977.

Notary Public

MY COMMISSION EXPIRES: January 19, 1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Marbut Glenn Gaston, Jr., 4515 Harding Road, Nashville, Tennessee 37205
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julius E. Stevens Et Ux (NAME)	Mortgage Corporation of the South (NAME)	109-4-82
6509 Premier Drive (STREET ADDRESS OR ROUTE NUMBER)	2119 Sixth Avenue North (STREET ADDRESS)	8DA-41950
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35203 (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, ALVIN W. TERRELL and Son, Inc., a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JULIUS E. STEVENS and wife, OMA M. STEVENS

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. 730 on the Map of Charlotte Park Section 12, as of record in Book 2900, Page 127 and 128, Register's Office for said County, more particularly described as follows:

Said Lot No. 730 fronts 70.0 feet on the southeasterly side of Premier Drive and extends back 150.9 feet on the southwesterly line and 149.3 feet on the northeasterly line, to a line in the rear, on which it measures 68.0 feet.

Being the same property conveyed to Alvin W. Terrell and Son, Inc., a Tennessee Corporation, by deed from Thomas E. Malone and wife, Martha E. Crowell Malone, of record in Book 4257, Page 164, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 3160, Page 586, to the limitations that appear on the Plan of Record in Book 2900, Page 127 and 128, both in the Register's Office for Davidson County, Tennessee, and to 1977 property taxes, which have been prorated and the Grantees assume in full.

This is unimproved ( ) improved (XX) property, known as 6509 Premier Drive, Nashville, Tennessee 37209
(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 19th day of August, 19 77

ALVIN W. TERRELL and SON, INC., a Tennessee corporation

By: Donald Terrell
Donald Terrell
Vice President

STATE OF _____
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, 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 _____ day of _____, 19____

_____, Notary Public.

Commission Expires _____

STATE OF TENNESSEE
DAVIDSON County

Before me, Marbut Glenn Gaston, Jr., a Notary Public within and for the State and County aforesaid, personally appeared DONALD TERRELL and _____, with whom I am personally acquainted and who upon {his oath / ~~their several oaths~~} acknowledged {himself / ~~themselves~~} to be the VICE PRESIDENT and _____ respectively of the ALVIN W. TERRELL & SON, INC the within named bargainor, a corporation, and that {he / ~~they~~} as such VICE PRESIDENT 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 DONALD TERRELL as such VICE PRESIDENT and attesting the same by the said _____ as such _____

WITNESS my hand and official seal at office at Nashville, Tennessee on this the 19th day of August, 1977

My commission expires January 19, 1981

Notary Public

MARBUT GLENN GASTON, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Please return to:
Marbut Glenn Gaston, Jr.
4515 Harding Road
Suite 303 Belle Meade Office Park
Nashville, Tennessee 37205

AUG22'77	CONV	30,000.00			
AUG22'77	S'TAX		B*	78.00	
AUG22'77	PR'FEE		B*	.50	
AUG22'77	W'DEED		B*	4.00	* 82.50

WARRANTY DEED

FROM

Alvin W. Terrell and Son, Inc.,

a Tennessee corporation

TO

Julius E. Stevensand wife,

Oma M. Stevens

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

US LIFE TITLE INSURANCE
Company of New York