Instrument Prepared By:
B. HERBERT

BOOK 5189 PAGE 713

Kelley, Herbert & Crawford
Floor, L & C Tower
ville, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-5-29	Ms. Margaret Gaddis	Guaranty Mortgage Co. First American Center Nashville, Tennessee 37238
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 20263
8DA 24660	6216 Laredo Drive	PROPERTY IS [xx] 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 two mortgages as follows: (1) one note dated April 27, 1959 in the original sum of $9,000.00, payable to Guaranty Mortgage Company, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Burkulee Waugh and wife, to Herschel Greer, Trustee, as of record in Book 2918, page 243, said debt having since been assigned to Federal National Mortgage Association by instrument of record in Book 2919, page 466; and (2) a note dated July 1, 1969, in the original principal sum of $4,239.86, payable to Burkulee Waugh and wife, according to the terms and conditions thereof and being secured by a vendor's lien retained in the deed of record in Book 4347, page 317,

JAMES ROY BELLAR and wife, JO ANN BELLAR

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MARGARET A. GADDIS

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. 14 on the Map of Moss Wood Subdivision, as of record in Book 2663, page 102.

Said Lot No. 14 fronts 60 feet on the northerly side of Laredo Avenue and runs back between parallel lines, 130 feet to a dead line in the rear.

Being the same property conveyed to James Roy Bellar and wife, JoAnn Bellar, by deed from James A. Matthews and wife, Edith A. Matthews, as of record in Book 4657, page 557.

This conveyance is made subject to restrictions of record in Book 2861, page 35.

AUG 30 F	CONV	25,498.05			
AUG 30 F	S'TAX		B*	66.30	
AUG 30 F	PR'FEE		B*	.50	
AUG 30 F	W'DEED		B*	4.00	* 70.80

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 24 day of August , 1977.

James Roy Bellar

Jo Ann Bellar

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5189 PAGE 714

Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named James Roy Bellar and wife, Jo Ann Bellar 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 24 day of August, 1977.

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

$ 25,498.05

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF August 19 77

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

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM
JAMES ROY BELLAR AND WIFE

TO
MARGARET A. GADDIS

E 23118

IDENTIF. REFERENCE

AUG 30 9 47 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

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

Please return to:
DAVID B. HERBERT
... Floor, L & C Tower

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ 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