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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,000.00

Ronald E. Harding
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October 1977

E. Barnes Dep. Clerk
Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sager & Sager Attorneys, 923 Main St., Nashville, Tenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Harding et ux (NAME)	Guaranty Mortgage Company (NAME)	Map 59-5
4920 Boyd Drive (STREET ADDRESS OR ROUTE NUMBER)	311 7th Avenue, North (STREET ADDRESS)	Par 223
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, ALBERT L. SIMPSON and wife, AILEEN L. SIMPSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD E. HARDING and wife, JACQUELINE HARDING

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. 228, on the Plan of Buena Vista Estates, Section 6, as of record in Book 4460, page 85, Register's Office for said County, to which said plan reference is here made for a more complete legal description of said lot.

Being part of the same property conveyed to A & R Construction Company, by deed from Earl Hawkins and William C. Greer, of record in Book 4649, page 586, and by instrument of correction of record in Book 4652, page 847, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to Albert L. Simpson and wife, Aileen L. Simpson by deed, from the A & R Construction Company, a partnership, of record in Book 4740, page 246, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4620, page 147, Register's Office for Davidson County, Tennessee and re-recorded in Book 4620, page 866; easements and setback lines as set forth on the above plan of record.

The grantees agree to assume all encumberances as stated in the recorded Deed of Trust.

This is unimproved (XX) improved ( ) property, known as 4920 Boyd Drive, 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 our hands this 24th day of October, 1977

X Albert L. Simpson
ALBERT L. SIMPSON

X Aileen L. Simpson
AILEEN L. SIMPSON

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Maurine L. Kelly, a Notary Public in and for said County and State, the within named ALBERT L. SIMPSON and wife AILEEN L. SIMPSON

the bargainors, 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 14 day of October 19 77

Commission expires 4/27/80

Maurine L. Kelly
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
ALBERT L. SIMPSON and wife,

AILEEN L. SIMPSON

TO
RONALD E. HARDING and wife,

JACQUELINE HARDING

E 32587

IDENTIF. REFERENCE

Oct 24 11 17 AM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 24 77	CONV	22,060.00			
OCT 24 77	S'TAX		B*	57.46	
OCT 24 77	PR'FEE		B*	.50	
OCT 24 77	W'DEED		B*	4.00	* 61.96