Prepared by:
DAVID B. HERBERT
Ortale, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 5368 PAGE 781

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
142-2-167	Mr./Mrs. Billy Roy Clem	First Federal Savings & Loan Fourth and Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 09720124
9D-05466	225 Carriage Drive	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 and sufficiency of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the Grantees herein to pay, the principal balance now due, pluse future interest, on a certain note, dated October 26, 1976, in the original principal sum of $38,800.00, payable to First Federal Savings & Loan Association, 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 Thomas C. Crawford and wife, Vickie G. Crawford, to T. J. Holman, Jr., Trustee, as of record in Book 5082, Page 362, Register's Office for Davidson County, Tennessee,

THOMAS C. CRAWFORD and wife, VICKIE G. CRAWFORD

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BILLY ROY CLEM and wife DONNA KEYES CLEM

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. 212 on the Plan of Cross Timbers, Section 4, as of record in Book 4175, Page 54, Register's Office for Davidson County, Tennessee.

SAID Lot No. 212 fronts 85.0 feet on the north side of Carriage Drive and extends back 150.0 feet on the westerly line and 150.0 feet on the easterly line to a dead line in the rear, measuring 85.0 feet thereon.

BEING the same property conveyed to Thomas C. Crawford and wife, Vickie G. Crawford by deed from Robert K. Johnston and wife, Martha T. Johnston, as of record in Book 5082, Page 360, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to restrictions of record in Book 4317, Page 284, Register's Office for Said County, and any existing easements of record.

NOV29'78	CONV	57,463.77			
NOV29'78	S'TAX		B*	149.50	
NOV29'78	PR'FEE		B*	.50	
NOV29'78	W'DEED		B*	4.00	* 154.00

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 the 1978 taxes which the Grantees hereby assume and 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 22nd day of November, 1978.

Vickie G. Crawford

Vickie G. Crawford

Thomas C. Crawford

Thomas C. Crawford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5368 PAGE 782

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Thomas C. Crawford and wife, Vickie G. Crawford 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 22nd day of November, 1978.

My commission expires: 4-18-82

Notary Public

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 $ 57,463.77

X Billy R. Clem
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF November 19 78

MY COMMISSION EXPIRES: 4-18-82 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
THOMAS C. CRAWFORD et ux.

TO
BILLY ROY CLEM et ux.

F 0 2 3 4 9

IDENTIFICATION REFERENCE

Nov 29 11 21 AM '78

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

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