6349 04/17 [illegible] CHECK

BOOK 5422 PAGE 16

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

Clarence H Woodward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF April 19 79

Notary Public

MY COMMISSION EXPIRES: 1-21-82

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence H. Woodard (NAME)	Guaranty Mortgage Company (NAME)	119-10
2819 St. Edward Drive (STREET ADDRESS OR ROUTE NUMBER)	783 Old Hickory Blvd. (STREET ADDRESS)	PARCEL 12
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	6DA 34149

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, Morris O. Bowles and wife, Marjorie L. Bowles

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clarence H. Woodward and wife, Mattie L. Woodward

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:

BEING Lot No. 23 on the Plan of Nolensville Heights, as of record in Book 2083, Page 80, Register's Office for Davidson County, Tennessee.

SAID Lot No. 23 fronts 70.78 feet on the west side of St. Edwards Drive and runs back between lines, 286.4 feet on the north line and 290.9 feet on the south line to a dead line in the rear on which it measures 34 feet.

BEING the same property conveyed to Morris O. Bowles and wife, Marjorie L. Bowles, by deed of record in Book 4214, Page 801, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 4214, Page 803, of the Register's Office for Davidson County, Tennessee, to Guaranty Mortgage Company.

THE existing excrow account and hazard insurance policy is hereby transferred with this onveyance to the Grantees herein.

THIS conveyance is subject to restrictions of record in Book 2277, Page 349, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements.

This is unimproved ( ) improved (XX property, known as 2819 St. Edwards Drive, Nashville, TN
(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 13th day of April, 19 79

Morris O. Bowles
MORRIS O. BOWLES

Marjorie L. Bowles
MARJORIE L. BOWLES

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Morris O. Bowles and wife, Marjorie L. Bowles

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 13th day of April 1979

Commission expires 1-21-81

Notary Public

STATE OF TENNESSEE }

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

Morris O. Bowles

TO

Clarence H. Woodward

F-24412

IDENTIF. REFERENCE

APR 17 9 31 AM '79

FELIX Z. DANIELSON, REGISTER
DAVIDSON COUNTY, TENN.

Return to:

LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			31500.00- CO	
			81.90 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	86.40-
6349A	04/17/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 2 4 4 1. 2

IDENTIFICATION REFERENCE

APR 17 9 31 AM '79

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TENN.

No. 677680