6182 [illegible] K

File 41

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James R. Bellar (NAME)	Same (NAME)	92-13-325
7457 Harness Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37221 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5768 PAGE 798

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS paid in cash, and other good and valuable consideration received from the GRANTEES herein, including the agreement of said GRANTEES to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Installment Deed from C. E. Francis and wife, Fannie J. Francis to Clifford D. Turnbo and wife, Virginia L. Turnbo, of record in Book 4851, page 864, Register's Office for Davidson County, Tennessee;

CLIFFORD D. TURNBO and wife, VIRGINIA L. TURNBO

have bargained and sold, and by these presents do transfer and convey unto the said JAMES R. BELLAR, married

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 3 on the Map of Westdale Subdivision, of record in Book 547, page 50, Register's Office for said County.

SAID Lot No. 3 fronts 50 feet on the westerly side of 37th Avenue North, formerly Pilcher Avenue, and extends back between lines 294 feet on the northerly line and 292 feet on the southerly line to an alley in the rear on which it measures 50 feet.

BEING the same property conveyed to Clifford D. Turnbo and wife, Virginia L. Turnbo by deed from C. E. Francis and wife, Fannie J. Francis, of record in Book 4851, page 864, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 231 37th Avenue North, Nashville, TN. 37209
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 10th day of July, 19 81.

Clifford D. Turnbo
CLIFFORD D. TURNBO

Virginia L. Turnbo
VIRGINIA L. TURNBO

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clifford D. Turnbo and wife, Virginia L. Turnbo

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 10th day of July, 19 81.

My commission expires July 24, 1984 Notary Public Thomas D. Singleton

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ 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 _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 20,124.37
This is equal to or greater than the property would bring at a fair and voluntary sale.

James R. Bellar

Sworn to and subscribed before me
this 10th day of July, 19 81.

My commission expires July 24, 1984 Notary Public Thomas D. Singleton

This instrument was prepared by:

Guaranty Escrow Services, 705 American Trust Bldg., Nashville, TN. 37201
Name Address

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM Clifford D. Turnbo and wife,

Virginia L. Turnbo

TO James R. Bellar

G 5.0.2 3 1

IDENTIF. REFERENCE

JUL 13 9 13 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5768 PAGE 800

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

20124.37- CO
52.26 CO TX
.50 PRFEE
6.00 MORTD
CHECK 58.76-
6142A07/13/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

650231

IDENTIF. REFERENCE

JUL 13 9 13 AM '81

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

No. 832139