TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: BOOK 3888 PAGE	MAP-PARCEL NUMBERS:
Ronald A. Drake (NAME)	Kimbrough Phillips Company (NAME)	10 12D-34035
105 Graycroft Drive (STREET ADDRESS OR ROUTE NUMBER)	416 Union Street (STREET ADDRESS)	MAP 41-11
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PAR 16 12D 34035

mw

For and in consideration of the sum of $1,750.00 ..... DOLLARS
ONE THOUSAND SEVEN HUNDRED FIFTY AND NO/100----------
Cash in hand paid by the grantees herein, the receipt of which is hereby acknowledged, and for the further consideration that the grantees herein assume and agree to pay $ being the remaining unpaid balance of a note dated, Sept. 22, 1958, executed by James Edward Smith and wife, payable to Kimbrough-Phillips Company, for the original sum of $13,500.00, with interest at 4-3/4% per annum, both principal and interest payable $70.43 monthly, beginning Nov. 1, 1958, final payment due Sept. 1, 1988, and said debt secured by a deed of trust of record in Book 2829, page 483, Register's Office, for Davidson County, Tennessee, and said debt having since been assigned to Federal National Mortgage Association, by an instrument of record in Book 2866, page 397, said Register's Office,
WE, THOMAS H. WILBURN AND WIFE, GLORIA A. WILBURN,

have bargained and sold, and by these presents do transfer and convey unto the said RONALD A. DRAKE AND WIFE, CHRISTINE H. DRAKE, 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. 458 on the Plan of Bellshire Estates, Section "B", as of record in Book 2331, page 128, Register's Office for said County.
Said Lot No. 458 fronts 170 feet on the southeasterly side of Cheshire Drive, and extends back 245.2 feet on the northeasterly line and 252 feet on the southwesterly line, to a dead line on which it measures 153.9 feet.
Being the same property conveyed to Thomas H. Wilburn and wife, Gloria A. Wilburn, by deed from James Edward Smith and wife, as of record in Book 3675, page 383; said Register's Office.

This is unimproved ( ) improved (X) property, known as 1317 (House Number) Cheshire Drive (Street) Nashville, Tennessee (P. O. Address: City or Town) (Postal Zone)

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 hand; this 5th day of May 19 65.

Gloria A. Wilburn
Gloria A. Wilburn

Thomas H. Wilburn
Thomas H. Wilburn

STATE TAX $ 2.52
PROBATE .50
TOTAL $ 2.02

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named Thomas H. Wilburn and wife, Gloria A. Wilburn, 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 5th day of May, 19 65.

MAY 6 1965
JOE C. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID MAY 6 - 1965

Commission expires May 1, 1966 Notary Public L. D. Richards

TENNESSEE TITLE COMPANY

79500

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 6 11 46 AM '65
BOOK 3888 PAGE 572
RECORDING FEE $ 2.00
DEP. REG.

DOCUMENTARY TAX PAID
INTERNAL REVENUE
2.20 TWO DOLLARS TWENTY CENTS

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1006 - REVISED

Warranty Deed
C-178879-jmn

FROM
THOMAS H. WILBURN, ET UX.

To
RONALD A. DRAKE, ET UX.

Prepared by: C.H. Briley, Jr.
320 Union Street
Nashville, Tennessee