FILE SIMPKINS REALTY CO.

BOOK 4329 PAGE 153

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

WAYNE P.MCDONALD, ET UX

TO

WILLIAM O. SIMPKINS, ET UX

For draftsman's use

This Instrument was prepared by:
DODSON BATSON, Attorney
702 First Amer. Nat'l Bk. Bldg.
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. William O.Simpkins (NAME)	Dobson Johnson, Inc. (NAME)	11W-84725
Stahlman Building (STREET ADDRESS OR ROUTE NUMBER)	Third National Bank (STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

A 38833

IDENTIF. REFERENCE

APR 29 1 46 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 7,772.22 William O. Simpkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF April, 1969.

Eugenie Darby
Notary Public

MY COMMISSION EXPIRES: 2-4-70

(AFFIX SEAL)

For and in Consideration of the sum of ----------($10.00)----------

Ten Dollars and no/100----------DOLLARS paid in cash by William O.Simpkins and wife, Doreen D.Simpkins and other good and valuable considerations, receipt of which is hereby acknowledged, a part of which is that the purchasers take the hereinafter described real estate subject to the balance of a loan secured by Deed of Trust of record in Book 3871, page 321,Register's Office for Davidson County, Tennessee to secure Dobson Johnson Inc. the payment of a note in the approximate unpaid balance of $7,472.22. Said loan was assigned to Greater New York Savings Bank by instrument of record in Book 3876, page 960, said Register's Office,

WE, WAYNE P. MCDONALD AND WIFE, PATRICIA ANN MCDONALD have bargained and sold, and by these presents do transfer and convey unto the said

WILLIAM O. SIMPKINS AND WIFE, DOREEN D. SIMPKINS

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. 2 on the Second Revised Plan of Valley View Subdivision, Section One, of record in Book 2331, page 113, Register's Office for said County, as follows:

Said Lot No. 2 fronts 50 feet on the south side of Sentinel Drive and runs back 176.4 feet on the east line and 169.6 feet on the west line to the right of way of the N.C. & St. L Railroad on which it measures 50.62 feet .

Being the same property conveyed to Wayne P.McDonald and wife, Patricia Ann McDonald by deed from Edgar Dalton Gentry and wife, of record in Book 3871, page 319, said Register's Office.

Escrow account transferred to Purchasers with assumption of taxes and insurance.

APR29	CONV	*7,772.22			
APR29 ~~ST~~ TAX			A*	20.28	
APR29 PRTFEE			A*	.50	
APR29 MTGFEE			A*	3.00	* 23.78

BOOK 4329 PAGE 154

WD-2

This is { unimproved / improved } property, known as ..... (House Number) (Street) 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 William O.Simpkins and wife, Doreen D.Simpkins their heirs and assigns, forever.

And we do covenant with the said William O.Simpkins and wife, Doreen D. Simpkins 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.

And we, Wayne P.McDonald and wife, Patricia Ann McDonald do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William O.Simpkins and wife, Doreen D.Simpkins/their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 29 day of April, 19 69

x Wayne P. McDonald

x Patricia Ann McDonald

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ellouise Bailey, a Notary Public in and for said County and State, the within named Wayne P.McDonald and wife, Patricia Ann McDonald

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 29 day of April, 19 69

Ellouise Bailey, Notary Public.

Commission expires 1/24/70

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged self to be ..... of the ....., the within named bargainor, a corporation, and that he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .....

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

....., Notary Public.

Commission expires .....