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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,250.00

R. T. Flippen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th. DAY OF November, 19 71

Faye W. Clem
Notary Public

MY COMMISSION EXPIRES: 10/20/74

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
L. M. Wood, Atty. 1916 8th. Ave. So. Nashville, Tenn. 37204
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Armour A. Peery (NAME)	Owner (NAME)	83-4-133
2000 McKennell Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	15DA38775

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, Roe T. Flippen and wife, Jewell H. Flippen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Armour A. Peery and wife, Ruby C. Peery

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:

Land in Davidson County, Tennessee, being Lot No. 87 on the Map of Rosebank Park, as of record in Book 1835, page 26, Register's Office for said County, described as follows:

BEGINNING at a point in the south margin of McKennell Drive at the corner of Lots 87 and 88; thence with the line between said lots, south 112.7 feet to a point; thence southwesterly 70 feet to a corner of Lot 6 in the north line of Lot 90; thence with the line between Lots 6 and 87, northwesterly 60.5 feet to a corner of Lot 5; thence with the line between Lots 5 and 87, northerly 104.3 feet to the south margin of McKennell Drive; thence with the margin of the same, easterly 138.39 feet to the point of beginning.

BEING the same property conveyed to Roe T. Flippen and wife, Jewell H. Flippen, by deed from C. R. Hazelwood and wife, Mary K. Hazelwood, of record in Book 2294, page 631, Register's Office for Davidson County, Tennessee.

This conveyance subject to easements and restrictive covenants as of record in Book 1907, page 593 and Book 1835, page 26, Register's Office for Davidson County, Tennessee

This is ( ) unimproved (X) improved property, known as 2000 McKennell Drive, Nashville Tennessee 37206
(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 9th. day of November, 19 71

Roe T. Flippen

Jewell H. Flippen

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Roe T. Flippen and wife, Jewell H. Flippen

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 9th. day of November 19 71

Commission expires 10/28/74

Faye W. Cline
Notary Public

STATE OF TENNESSEE
Davidson County

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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 Roe T. Flippen et ux

TO Armour A. Peery et ux

B 37223

IDENTIF. REFERENCE

Nov 9 11 24 AM '71
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV-9	CONV	18,250.00			
NOV-9	STAX		A*	47.32	
NOV-9	PRFEE		A*	.50	
NOV-9	WDEED		A*	4.00	* 51.82