BOOK 1621 PAGE 131 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$27,350.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF July, 1972.

Notary Public

MY COMMISSION EXPIRES: Patsy A. Rath

(AFFIX SEAL) 5/10/75

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 625 Main Street, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John E. Jernigan (NAME)	Thomas and Hill, Inc. (NAME)	Map 18-15
537 Moncrief Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	Par 12
Goodlettsville, Tenn. (CITY) (STATE) (P. O. ZIP)	Charleston, W. Virginia 25327 (CITY) (STATE) (ZIP)	GO-14326

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, Kirby Clifton et ux Pauline Clifton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John E. Jernigan et ux Jo Ann Jernigan

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 a part of Lots Nos. 41 and 42 on the Map of Moncrief Subdivision of the north part of Allen Mathis Lands and being Lot No. 5 on the Division of the John R. Day Property and described as follows:

Beginning in the southerly margin of Moncrief Avenue, at the northwest corner of the property conveyed to D. E. Rawls and wife, of record in Book 3134, page 299; thence leaving said Avenue, south 49 deg. east 316 feet to the corner of Lots 4 and 5; thence with the line between said lots, north 65 deg. east 85 feet to the corner of Lots 3 and 5; thence with the line between said lots, north 25 deg. west 303 feet to the southerly margin of Moncrief Avenue; thence with said Avenue, south 65 deg. west 185 feet to the beginning.

BEING the same property conveyed to Kirby Clifton and wife, Pauline Clifton by deed from Ernest T. Woodard and wife, Eliose Woodard of record in Book 4582, page 203, Register's Office, Davidson County, Tennessee.

JUL 21 72	CONV	27,350.00			
JUL 21 72	S'TAX		A*	70.98	
JUL 21 72	PR'FEE		A*	.50	
JUL 21 72	W'DEED		A*	4.00	* 75.48

This is unimproved ( ) improved (X) property, known as 537 Moncrief Avenue, Goodlettsville, Tennessee
(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 20th day of July, , 19 72.

Kirby Clifton

Pauline Clifton

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____ the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____

Commission expires _____ Notary Public

State of Tennessee
Davidson County

Personally appeared before me, Jean Durham a Notary Public in and for said County and State, the within named Kirby Clifton et ux Pauline Clifton the bargainers, with whom I am personally acquainted, and who acknowledges that Pauline Clifton executed the within instrument for the purpose therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 20th day of July 1972

Commission expires 4-28-73

Joan Durham
Notary Public

WARRANTY DEED

FROM

KIRBY CLIFTON ET UX

PAULINE CLIFTON,

TO

JOHN E. JERNIGAN ET UX

JO ANN JERNIGAN.

File Box #2

B 6 8 4 7 6

IDENTIF. REFERENCE

JUL 21 3 22 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.