WARRANTY DEED

BOOK 1672 PAGE 790

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
DAVID W. LAYHEW, et ux (NAME)	Home Federal (NAME)	Map 43-6
537 Roosevelt Avenue (STREET ADDRESS OR ROUTE NUMBER)	Life and Causalty Tower (STREET ADDRESS)	Par. 200
Madison, Tenn. 37115 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------($10.00)----------

TEN and no/100---------- *Dollars,*
Cash in hand paid by David W. Layhew, and wife, Claudia G. Layhew and other good and valuable consideration, the receipt of which is hereby acknowledged. I,

RUBY H. ZIPPERER,

have this day bargained and sold, and do hereby transfer and convey unto the said DAVID W. LAYHEW, and wife,

CLAUDIA G. LAYHEW

their *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows: Being Lot #72 on the Plan of Madison Park Section III, as of record in Book 3500 page 104, Register's Office for said County. Said Lot #72 fronts 73 feet on the northerly side of Roosevelt Avenue and runs back between parallel lines 135 feet to a dead line measuring 73 feet thereon.

Being the same property conveyed to Thomas Zipperer, Jr. and wife, Ruth H. Zipperer by deed from John R. Browning, Jr. and wife Louise H. Browning of record in Book 4381, page 734, Register's Office for Davidson County, Tennessee.

The said Thomas E. Zipperer, Jr. and wife, Ruth H. Zipperer, have subsequently been divorced in Davidson County, Tennessee and the final Decree in said cause divested all of the right, title and interest in and to the above described property belonging to Thomas E. Zipperer, Jr. and vested the same in Ruby H. Zipperer. Said final Decree has been recorded in Book 79A, page 217, of the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 3974, Page 933, said Register's Office and the recorded plan which shows an Owner's Certificate, certain easements and set-back lines. Also subject to an unrecorded drainage ditch across said lot.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 24,500.00

Subscribed and sworn to before me, this the 27 day of December 1972

Affiant

My commission expires March 3, 1974 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 537 Roosevelt Avenue, Madison, Tenn. 37115
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

DAVID W. LAYHEW and wife, CLAUDIA G. LAYHEW

their *(successors),*

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as hereinabove set forth.

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* DAVID W. LAYHEW and wife CLAUDIA G. LAYHEW

their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 27th *day of* December, 19 72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Ruby H Zipperer

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Marian M. Linsley, a Notary Public in and for said County and State, RUBY H. ZIPPERER

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this 22 day of December, 1972.

Commission expires March 3, 1974

Marian M. Linsley Notary Public

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.....

L-80,261-S

WARRANTY DEED

FROM

RUBY H. ZIPPERER

TO

DAVID W. LAYHEW and wife

CLAUDIA G. LAYHEW
537 Roosevelt Avenue
Madison, Tenn. 37115

JAN 17 73	CONV	24,500.00				
JAN 17 73	S'TAX		A*	63.70		
JAN 17 73	PR'FEE		A*	.50		
JAN 17 73	W'DEED		A*	4.00	*	68.20

B 9 1 4 6 3

IDENTIF. REFERENCE

JAN 17 3 01 PM '73

FELIX Z. McCLUSKY REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

This instrument prepared by
FRASER & EDWARDS, Attorneys
Plaza Professional Bldg.
Madison, Tennessee 37115