WARRANTY DEED

BOOK 4676 PAGE 565

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Jo D. Richardson, Widow	Collateral Investment Company	Map 118-11
(NAME)	(NAME)	
2829 Bransford Avenue	2233 Fourth Avenue, No.	Par. 49
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Birmingham, Alabama 35203	BH 03200
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00)---------- *Dollars,*

and other good and valuable consideration, receipt of which is hereby acknowledged and the assumption by the Grantees of the unpaid balance of a note secured by a Deed of Trust of record in Book 3562, page 349, Register's Office for Davidson County, Tennessee, payable to Collateral Investment Company.

JAMES L. SIMMONS and wife, GLENDA C. SIMMONS

have this day bargained and sold, and do hereby transfer and convey unto the said
JO D. RICHARDSON, Widow, her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 37 on Block C on the Map of Berry Hill Gardens Subdivision of Record in Book 1130, page 36, Register's Office for said County.

Said Lot No. 37 fronts 78.5 feet on the west side of Bransford Avenue and runs back between parallel lines, 130 feet to a dead line.

Being the same property conveyed to James L. Simmons and wife, Glenda C. Simmons by deed from James B. Walker and wife, Ruth M. Walker, of record in Book 3533, page 389, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 29,500.00

Subscribed and sworn to before me, this the 10 day of January 19 73

Affiant Jo D Richardson

My commission expires May 27 1973 (Affix Seal)

Notary Public Patricia E McNally

This is unimproved ( ) improved (X) property, known as 2829 Bransford Avenue, Nashville, Tennessee
(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
JO D. RICHARDSON, Widow, her
(successors), heirs and assigns forever. We *covenant that* We are *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 for 1972 taxes & 1973 taxes & restrictions of record in Book 1165, page 627, said Register's Office.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*
JO D. RICHARDSON, Widow, her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 10th day of January, 1973, the *corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James L. Simmons

Glenda C. Simmons

THIS INSTRUMENT WAS PREPARED BY:
C.L.F.
515 J.C.
NASHVILLE, TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Patricia L McCrady, a Notary Public in and for said County and State, James L. Simmons and wife Glenda C. Simmons

the within named 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 24 day of January, 19 73

Patricia L McCrady Notary Public

Commission expires May 29, 1973

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 _____

JAN29	CONV	29,500.00				
JAN29	S'TAX		A*	76.70		
JAN29	PR'FEE		A*	.50		
JAN29	W'DEED		A*	4.00	*	81.20

WARRANTY DEED

FROM
JAMES L. SIMMONS, and wife
GLENDA C. SIMMONS

TO
JO D. RICHARDSON, Widow

B 9 2 8 2 1

IDENTIF. REFERENCE

JAN 29 3 10 PM '73

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 250-2050
NASHVILLE, TENNESSEE

Ellen T Smith 1.29