BOOK 4731 PAGE 45

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,600.00

Mr. Jewell E. Sims
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July, 19 73

Jean [illegible]
Notary Public

MY COMMISSION EXPIRES: July 28, 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
W. L. Bainbridge, III 119 Union Street Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jewell E. Sims (NAME)	Noel-Palmer Mortgage Company (NAME)	
120 Boyce Court (STREET ADDRESS OR ROUTE NUMBER)	402 Stahlman Building (STREET ADDRESS)	69-4
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	179 Pcl

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, W. L. Bainbridge Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jewell E. Sims and wife, Miriam G. Sims

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 Plan of Haynes Park Subdivision, Section 2, as of record in Book 4460, page 51, Register's Office for Davidson County, Tennessee.

Said Lot No. 87 fronts 34.10 feet on the easterly side of Boyce Court and runs back between lines, 128.10 feet on the northerly side and 123 feet on the southerly side to a broken line at the rear on which it measures 130.15 feet thereon.

Being part of the same property conveyed to W. L. Bainbridge Company by deed from E. B. Smith, Jr., et als of record in Book 4451, page 194, said Register's Office.

unimproved ( )
This is improved ( ) property, known as _____
(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 my hand this 20th day of July, 19 73

IN WITNESS WHEREOF, W. L. Bainbridge Co., a Partnership, has caused this instrument to be executed by a partner, duly authorized by an instrument of record in Book 3832, page 786, Register's Office for Davidson County, Tennessee

W. L. BAINBRIDGE COMPANY
BY: [signature]
A Partner

RECEIVED [illegible]

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Evelyn Strasser, a Notary Public in and for said County and State, the within named W. L. Bainbridge, III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20th day of July 1973.

Commission expires February 5, 1977

Evelyn Strasser
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 (his oath / their several oaths) acknowledged (himself / themselves) 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

Sold - Property of Co. Clerk
Sale Price $ 18,600.00

C 16736

WARRANTY DEED

FROM
W. L. Bainbridge Company

TO
Jewell E. Sims and wife, Miriam G. Sims

IDENTIF. REFERENCE

JUL 25 2 05 PM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 25	CONV	18,600.00			
JUL 25	S'TAX		A*	48.36	
JUL 25	PR'FEE		A*	.50	
JUL 25	W'DEED		A*	4.00	* 52.86

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.