BOOK 4770 PAGE 45

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Alexander M. Taubinger	John W. Murphree Company	
(NAME)	(NAME)	
537 Janice Drive	1283 Murfreesboro Road	162-10
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	54
Antioch, Tennessee	Nashville, Tennessee	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00
TEN and no/100---------- DOLLARS

Cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, BRENT VALLEY BUILDERS, INC.

have bargained and sold, and by these presents do transfer and convey unto the said ALEXANDER M. TAUBINGER AND WIFE, BRIGITTE E. TAUBINGER

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 54 on the Plat of a Resubdivision of Lots 42-59 on the Plan of Brook View Estates, Section 1, of record in Book 4675, page 17, Register's Office for said County.
Said Lot 54 fronts 80 feet on the southerly margin of Janice Drive and extends back 144.52 feet on the easterly line and 143.19 feet on the westerly line to a line on the rear on which it measures 65.05 feet.
Being part of the property conveyed to Brent Valley Builders, Inc., by deed from George W. Jones, Jr. and wife, as of record in Book 4681, page 806, said Register's Office.

This is improved (X) unimproved ( ) property, known as 537 Janice Drive, Antioch, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this fourth day of December, 1973.

BRENT VALLEY BUILDERS, INC.

BY: John L. Hall

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STATE OF TENNESSEE
COUNTY OF _____

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 _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Undersigned, a Notary Public of the State and County aforesaid, personally appeared Jim L. Hall and _____, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President and _____ respectively of the BRENT VALLEY BUILDERS, INC., the within named bargainor, a corporation, and that he as such President and _____, being authorized to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Jim L. Hall as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in Nashville, Tennessee, this fourth day of December, 19 73

Virginia Phillips Notary Public
Virginia Phillips

Commission expires August 18, 1975

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 31,200.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Alexander M. Taubinger

Sworn to and subscribed before me
this fourth day of December, 1973

My commission expires August 18, 1975 Notary Public Virginia Phillips
Virginia Phillips

This instrument was prepared by:

C.H.Briley,Jr.,Attorney	Suite 2114 Parkway Towers, Nashville, Tennessee
Name	Address

DEC-6??	CONV	31,200.00			
DEC-6??	S'TAX		A*	81.12	
DEC-6??	PR'FEE		A*	.50	
DEC-6??	W'DEED		A*	4.00	* 85.62

WARRANTY DEED

G-234638-dmc

FROM

Brent Valley Builders, Inc.

TO

Alexander M. Taubinger, ET UX

C 3 4 2 1 1 1

IDENTIF. REFERENCE

Tennessee Title

Office of

Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

Dec 6 11 17 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

REGISTER'S OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

FORM 1003 HESSEY REV. 4/1/75