BOOK 4836 PAGE 742

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Samuel J Hoffer (NAME)	(NAME)	MAP 94-15
1441 Eleanor Rd Apt. A13 (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	PAR. 1
Nashville Tenn. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	M.P

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

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

I, Jessie Carter McBride

have this day bargained and sold, and do hereby transfer and convey unto the said

Samuel J. Hoffer and wife, Ellen M. Hoffer

their heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Map of Spence Circle as of record in Book 1424, page 62, Register's Office for said County.

Said Lot No. 1 fronts 75 feet on the easterly side of Spence Lane and runs back between parallel lines 175 feet to a dead line.

Being the same property conveyed to Dewey M. McBride and wife, Jessie Carter McBride by deed from Samuel T. McBride, an unmarried man, of record in Book 2095, page 115, Register's Office for Davidson County, Tennessee. The said Dewey M. McBride is now deceased.

Included in the above described property but expressly excluded therefrom is all of the property conveyed to Metro Government of Nashville and Davidson County, Tennessee by deed of record in Book 4216, page 69, 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 $15 Net

Subscribed and sworn to before me, this the 26 day of July 1974

Affiant

My commission expires: 5/10/76 (Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved ( ) property, known as ..... (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

Samuel J. Hoffer and wife, Ellen M. Hoffer

their

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.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Samuel J. Hoffer and wife, Ellen M. Hoffer, their

heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 26th *day of* July *, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jessie Carter McBride

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Edith Bartlett Jr, a Notary Public in and for said County and State, Jessie Carter McBride 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 Nashville, Tennessee, this 20th day of July, 1974.

Edith Bartlett Jr
Notary Public

Commission expires 5/10/76

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.....

JUL 23 74	CONV	15,800.00				
JUL 23 74	S'TAX		A*	41.08		
JUL 23 74	PR'FEE		A*	.50		
JUL 23 74	W'DEED		A*	4.00	*	45.58

WARRANTY DEED

FROM

JESSIE CARTER McBRIDE

TO

SAMUEL J. HOFFER, ET UX

C 64041

IDENTIF. REFERENCE

JUL 23 10 06 AM '74

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON