WARRANTY DEED

BOOK 4837 PAGE 112

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Wayne Epperly	same	50-16 21
(NAME) 1410 Eastland Avenue	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37206	(STREET ADDRESS)	12D 42385
(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, the receipt of which is hereby acknowledged,

I, Leamon Andrews

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

his (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows: An undivided fifty percent (50%) interest in Lot No. 11 on the Plan of Sky View as of record in Book 2331, pages 54 and 55, Register's Office for said County.
Said Lot No. 11 fronts 115.1 feet on the southerly side of Oakview Drive and runs back 321.5 feet on the easterly line and 333 feet on the westerly line to a dead line in the rear on which it measures 143 feet.

Being the same property conveyed to Wayne Epperly and Leamon Andrews as tenants in common, each owning an undivided fifty percent (50%) interest by installment deed from Marjorie Oakley, as of record in Book 4669, Page 927 Register's Office Davidson County, Tennessee.

This conveyance is subject the deed of trust contained in the above installment deed of record in Book 4669, Page 927 R.O.D.C. and is also subject to the deed of trust of record in Book 2528, Page 609, Register's Office of Davidson County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 2500.00

Subscribed and sworn to before me, this the 23 day of July 19 74

Affiant Leamon Andrews

My commission expires: 2/22/76 (Affix Seal)

Notary Public Margaret M. Thompson

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is improved (X) unimproved ( ) property, known as 344 Oakview Drive (House Number) (Street) Nashville, Tennessee 37207 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 Wayne Epperly, his (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.

I further covenant and bind my heirs and representatives, to warrant and forever defend the title to said real estate to said Wayne Epperly his (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 23rd day of July, 19 74 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Leamon Andrews

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Margaret M. Thompson, a Notary Public in and for said County and State, Leamon Andrews

the within named 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 23 day of July, 19 74.

Margaret M. Thompson Notary Public

Commission expires 8/22/76

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared LeamenxAndrexx, 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 .....

WARRANTY DEED

FROM

Leamon Andrews

To

Wayne Epperly

344 Oakview Drive
Nashville, Tn, 37207

This instrument prepared by
Kirk C. Waite
Professional Corporation
3250 Dickerson Road
Nashville, Tennessee 37207

C 6 4 3 1 0

IDENTIF. REFERENCE

JUL 23 2 14 PM 74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

JUL 23 74	CONV	*2,500.00				
JUL 23 74	S'TAX		A*	6.50		
JUL 23 74	PR'FEE		A*	.50		
JUL 23 74	W'DEED		A*	4.00	*	11.00