BOOK 4879 PAGE 287

This instrument was prepared by
Harvey W. Pedigo (SF)
Stahlman Building, Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jerome A. Tunstill et ux	Kimbrough-Kavanaugh & Associates	6DA-55924
(NAME)	(NAME)	
138 McCall Street	404 James Robertson Parkway	133-3-94
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

cash in hand paid, and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged, and for a further consideration, Jerome A. Tunstill and wife, Daisy Lois Tunstill, assumes and agrees to pay the unpaid balance of an original indebtedness of $10,500.00, secured by a deed of trust of record in Book 2445, page 481, Register's Office for Davidson County, Tennessee

I, Alsie G. Hoover

have this day bargained and sold, and do hereby transfer and convey unto the said Jerome A. Tunstill and wife, Daisy Lois Tunstill

their *(successors), heirs and assigns,*

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

Being Lot No. 3 on the Plan of Glencoe Acres, Section III, of record in book 2330, page 28, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 lies at the northeasterly corner of the intersection of Colby Drive and McCall Street, formerly Antioch Pike, and is more particularly described as follows: Beginning at a point on the northerly margin of McCall Street, formerly Antioch Pike, the common front corner of Lots Nos. 3 and 4; thence in a westerly direction along said margin of McCall Street, formerly Antioch Pike, 83.9 feet to a point, the beginning of a curve; thence around said curve in a northwesterly direction 38.4 feet to a point on the easterly margin of Colby Drive; thence in a northerly direction along said margin of Colby Drive, 135.9 feet to a point, the common corner of Lots Nos. 3 and 5; thence in an easterly direction along the line dividing Lots Nos. 3 and 5, 113.9 feet to a point, the common corner of Lots Nos. 3, 4, and 5; thence in a southerly direction along the line dividing Lots Nos. 3 and 4, 164.1 feet to the point of beginning.

Being the same property conveyed to Lloyd W. Hoover and wife, Alsie G. Hoover, by deed from A. S. Johnson, of record in Book 2445, page 481, Register's Office for said County, the said Lloyd W. Hoover having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 23,500.00

Subscribed and sworn to before me, this the 2nd day of January 19 75

Affiant

My commission expires: 4/25/76 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 138 McCall Street (House Number) (Street) Nashville, Tennessee 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 Jerome A. Tunstill and wife, Daisy Lois Tunstill

their *(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* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jerome A. Tunstill and wife, Daisy Lois Tunstill

their

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

Witness my *hand this* 2nd *day of* January, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Alsie G. Hoover

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Enaey, a Notary Public in and for said County and State, Alsie G. Hoover

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 2nd day of January, 19 75

Commission expires 4/25/76

Mary Enaey
Notary Public

MAY ELISE ENAEY NOTARY PUBLIC

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.....

JAN-6 75 CONV 23,500.00
JAN-6 75 S'TAX A* 61.10
JAN-6 75 PR'FEE A* .50
JAN-6 75 W'DEED A* 4.00 * 65.60

WARRANTY DEED

FROM
Alsie G. Hoover
TO
Jerome A. Tunstill et ux

C 83331

IDENTIF. REFERENCE

JAN 6 8 38 AM '75

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-1631
NASHVILLE, TENNESSEE 37238