BOOK 4915 PAGE 463

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,750.00

John W. Gipson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 19 75

Helen L. Goodlett
Notary Public

MY COMMISSION EXPIRES: 11 August 1978
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Atty.-2525 Lebanon Rd. Nashville, Tenn. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John W. Gipson et ux,	The Lomas & Nettleton Co. (NAME)	15D-1860
ROUTE #1 BENDERS FERRY RD.	P. O. Box 11016 (STREET ADDRESS)	Map 61-7
MT. JULIET, TENN. 37122	Nashville, Tenn. (CITY) (STATE) (ZIP)	Par 13

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, George B. Post and wife Nancy M. Post

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John W. Gipson and wife, Elizabeth M. Gipson

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:

BEING Lot No. 20 Block I, Broadmoor, Section 2, of record in Book 547, page 174, Register's Office for Davidson County, Tennessee.

SAID Lot No. 20 fronts 50 feet on the southerly side of Malquin Drive, and runs back between parallel lines 155 feet to a dead line.

BEING the same property conveyed to George B. Post and wife, Nancy M. Post by deed from Dorothy Ann R. O'Brien and husband, Billy L. O'Brien of record in Book 4898, page 802, Register's Office for Davidson County, Tennessee.

Grantors further transfer and convey unto grantees the funds held in escrow by Lomas & Nettleton Co., and do hereby authorize Lomas & Nettleton to transfer the existing insurance on the premises to Grantees.

This is unimproved ( ) improved (XXX) property, known as 980 Malquin Drive Nashville, Tennessee
(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 our hands this 22 day of May, 19 75

GEORGE B. POST: George B. Post

NANCY M. POST: Nancy M. Post

STATE OF TENNESSEE
Davidson County

BOOK 4915 PAGE 464

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George B. Post and wife, Nancy M. Post

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of May 19 75

Commission expires August 11 1975

Helen L. Sandefer
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

WARRANTY DEED

FROM

GEORGE B. POST ETUX,

NANCY M. POST

TO

JOHN W. GIPSON ET UX,

ELIZABETH M. GIPSON

C 99632

IDENTIF. REFERENCE

MAY 23 2 17 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

MAY23'75	CONV	16,750.00			
MAY23'75	S'TAX		A*	43.42	
MAY23'75	PR'FEE		A*	.50	
MAY23'75	W'DEED		A*	4.00	* 47.92

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.