This instrument prepared by Robert L. Jackson, Atty., American Trust Bldg. Nashville, Tenn.

MAIL

WARRANTY DEED

BOOK 4987 PAGE 19

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Frank R. Hicks, et ux	National Mortgage Company	Map 96-10
(NAME) 3017 Ironwood Drive	(NAME) P. O. Box 2121	Par. 257
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Memphis, Tenn. 38159	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

---------- $10.00 ---------- *Dollars,*

cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Richard L. Pembridge and wife, Linda H. Pembridge

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

Frank R. Hicks and wife, Elise M. Hicks, their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 133 on the Map of Cloverhill Subdivision, Section II, as of record in Book 2133, page 46, Register's Office for said county.

Said Lot No. 133 fronts 149.47 ft. on the easterly side of Ironwood Drive and extends back between lines 224.8 ft. on the northerly line and 161.1 ft. on the southerly line to a dead line in the rear, measuring 167.4 ft. thereon.

Being the same property conveyed to Richard L. Pembridge and wife, Linda H. Pembridge, by deed from Rachel S. Barrett, of record in Book 4732, page 173, RODC, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $20,000.00

Subscribed and sworn to before me, this the 5th day of Jan 19 76

Affiant

My commission expires: 2-14-79 (Affix Seal) Notary Public

This is unimproved ( ) improved ( ) property, known as 3017 Ironwood Drive, Nashville, Tennessee
(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

Frank R. Hicks and wife, Elise M. Hicks, their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except as stated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Frank R. Hicks and wife, Elise M. Hicks, their

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

Witness our *hand* s *this* 5th *day of* Jan. *19* 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard L Pembridge

Linda H Pembridge

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Richard L. Pembridge and wife, Linda H. Pembridge

the within named 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 5th day of Jan., 19 76.

Notary Public

Commission expires 2-14-79

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.....

WARRANTY DEED

FROM

Richard L. Pembridge, et ux

TO

Frank R. Hicks, et ux

JAN-9 76	CONV	20,000.00			
JAN-9 76	S'TAX		B*	52.00	
JAN-9 76	PR'FEE		B*	.50	
JAN-9 76	W'DEED		B*	4.00	* 56.50

D 3 1 5 2 1

IDENTIF. REFERENCE

JAN 9 2 26 PM '76

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238