THIS INSTRUMENT WAS PREPARED BY:
Ona McElyea
2712 Mashburn Road
Nashville, Tennessee, 37211

BOOK 4995 PAGE 278

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J. W. Sheridan, Sr.,et ux		
(NAME:) 1147 Nashville Pike	(NAME) Same--	119-11
(STREET ADDRESS OR ROUTE NUMBER) Gallatin, Tenn., 37066	(STREET ADDRESS)	5 Ray
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ($10.00)
Ten and No/100---------- *Dollars,*
Cash in hand paid by J. W. Sheridan, Sr. and wife, Catherine G. Sheridan, and other good and valuable considerations, the receipt of which is hereby acknowledged; and the assumption of and the agreement to pay one note as of record in Book _____, Page _____, Register's Office for Davidson County, Tennessee, in the approximate principal balance of $6,750.00 payable as specified therein.

I, Ona McElyea

have this day bargained and sold, and do hereby transfer and convey unto the said J. W. Sheridan, Sr. and wife, Catherine G. Sheridan their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 29 on the Map of Mashburn Heights, of record in Book 1835, page 1, Register's Office for said County.

Said Lot No. 29 fronts 72 feet on the westerly side of Mashburn Road and runs back between lines 177.5 feet on the north line and 177 feet on the south line to a dead line in the rear on which it measures 72 feet.

Being the same property described in the deed of record in Book 4845, Page 431, R.O.D.C., Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11

Subscribed and sworn to before me, this the 6th day of January 19 76

Affiant

My commission expires: 11/6/76 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 2712 Mashburn Road, 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 J. W. Sheridan, Sr. and wife, Catherine G. Sheridan 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* J. W. Sheridan, Sr., and wife, Catherine G. Sheridan, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 6th *day of* January, 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.*

Ona McElyea

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mack H. Webb, *a Notary Public in and for said County and State,* Ona McElyea, *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* 6th *day of* January, *19* 76.

Notary Public

Commission expires 11/6/76

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.....

FEB-9 76 CONV 17,750.00
FEB-9 76 S'TAX [illegible]
FEB-9 76 PR'FEE
FEB-9 76 M'DEED

46.02
B* .50
B* 4.00 * 50.52

WARRANTY DEED

FROM

Ona McElyea to

xxxx
J. W. Sheridan, Sr., etux

D 35329

TENN. REFERENCE

FEB 9 1 08 PM '76

REGISTER
DAVIDSON CO. TENN.

Compliments of

H.C. WEBB & CO., INC.