BOOK 4996 PAGE 144

FORM NO. WD-1

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,500.00

Dan Leech
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF January 19 76.

E. Lee Dickerson
Notary Public

MY COMMISSION EXPIRES: April 26, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Grissim & Short, 200 Court Square Building, Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas E. Kingsmill (NAME)	Same (NAME)	Map. 82-3
1009 No. Second Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 128
Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Field Book 20W15250

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~~ I, Dan Leech, a widower

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas E. Kingsmill

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:

Land in Davidson County, Tennessee, being lot No. 8 on the Plan of W. T. Fitzpatrick's Re-Subdivision of Lots Nos. 15 to 22 and ten feet of Lot No. 14 inclusively of the Benedict Land Company's Subdivision as of record in Book 421, page 76, Register's Office for said County.

Said lot No. 8 fronts 40 feet on the east side of North Second Street and runs back between parallel lines 181 feet to an alley.

Being the same property conveyed to Dan Leech, by deed from Flona W. Blalock and Frank Blalock, of record in Book 4990, page 269, Register's Office for said County.

This is unimproved ( ) improved ( ) property, known as 1009 North Second Street, Nashville, Tennessee 37207
(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 My hand this 26th day of January, 19 76

Dan Leech

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ezell Dickerson, a Notary Public in and for said County and State, the within named Dan Leech

the 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 26th day of January 19 76

Commission expires April 26, 1978

Ezell Dickerson
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 Dan Leech

TO Thomas E. Kingsmill

MAIL TO

EZELL DICKERSON AGENCY
Real Estate Insurance
926 Gallatin Rd. Nashville, Tenn.
Phone 262-3337

D 35748

IDENTIF. REFERENCE

FEB 11 2 48 PM '76

FELIX A. WHITWORTH REGISTER
DAVIDSON COUNTY, TENN.

$5,500.00

B*	14.30	
B*	.50	
B*	4.00	* 18.80

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.