BOOK 4997 PAGE 58 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Affiant SUSAN W. BIGHAM

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February, 19 76

Notary Public

MY COMMISSION EXPIRES: [illegible] 30, 1979

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
THOMAS, HALLIBURTON & BALLIN
607 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ms. Susan W. Bigham (NAME) | NATIONAL MORTGAGE COMPANY (NAME) | 103-3-135 |
| 4903 Idaho Avenue (STREET ADDRESS OR ROUTE NUMBER) | 4041 Knight Arnold Road (STREET ADDRESS) | |
| Nashville, Tn. 37209 (CITY) (STATE) (P. O. ZIP) | Memphis, Tennessee 38118 (CITY) (STATE) (ZIP) | |

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, ONEAL DOWNING, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SUSAN W. BIGHAM, unmarried

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. 804, Block 38, on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said County, to which said plan reference is hereby made for a more complete legal description of said lot.

BEING the same property conveyed to Paul E. Downing and wife, Oneal Downing by deed from Glen Allen Gray and wife, Linda G. Gray of record in Book 4724, page 100, Register's Office for Davidson County, Tennessee. The said Paul E. Downing, having since died.

This conveyance, however, is subject to any and all easements and rights of way of public record and to any Restrictions of record.

unimproved ( )
This is improved ( X ) property, known as 4903 Idaho Avenue, Nashville, Tn. 37209
(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 13th day of February, 19 76

X ONEAL DOWNING

STATE OF TENNESSEE
DAVIDSON County

BOOK 4997 PAGE 59

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Oneal Downing

the 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 13th day of February 19 76

Commission expires My Commission Expires Jan. 30, 1979

Notary Public

STATE OF TENNESSEE
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

D36167

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

FEB 17 8 55 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

| | | | | | |
|---|---|---|---|---|---|
| FEB 17 76 | CONV | 15,000.00 | | | |
| FEB 17 76 S'TAX | | | B* | 39.00 | |
| FEB 17 76 PR'FEE | | | B* | .50 | |
| FEB 17 76 | W'DEED | | B* | 4.00 | * 43.50 |