BOOK 5012 PAGE 733

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1

$32,800.43 James L. Webb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF April, 1976.

Notary Public

MY COMMISSION EXPIRES: 12-13-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Webb etux Pamela G. Webb (NAME)	Guaranty Mortgage Company (NAME)	3D-5725
2309 Ingleside Drive (STREET ADDRESS OR ROUTE NUMBER)	311 Seventh Avenue, North (STREET ADDRESS)	Map 95-3
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 95

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, Clovis L. Burns et ux Amy V. Burns

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Webb et ux Pamela G. Webb

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. 159 on the Plan of Merry Oaks, as of record in Book 1835, pages 67, and 68, Register's Office, Davidson County, Tennessee.

SAID Lot No. 159 fronts 100 feet on the southerly side of Ingleside Road and runs back between lines, 226 feet on the westerly line and 235.1 feet on the easterly line, to a dead line, measuring 100.4 feet thereon.

BEING the same property conveyed to Clovis L. Burns et ux Amy V. Burns from Helen May McGarr and daughter, June Marie McGarr, now Brummitt, as of record in Book 4708, page 361, Register's Office, Davidson County, Tennessee.

Buyers agree to assume all of the incumbrances as stated in the recorded deed of trust.

This is improved (X) unimproved ( ) property, known as 2309 Ingleside Drive (House Number) (Street) Nashville, Tennessee 37214 (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 3rd day of APRIL, 1976

Clovis L. Burns

Clovis L. Burns

Amy V. Burns

Amy V. Burns

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clovis L. Burns et ux Amy V. Burns

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 3rd day of April, 19 76

Commission expires 2-13-77

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 (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

D 43422

WARRANTY DEED

FROM
Clovis L. Burns et ux
Amy V. Burns

TO
James L. Webb et ux
Pamela G. Webb

IDENTIF. REFERENCE

APR 6 12 44 PM '76

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

mail to:
Real Estate Abstracting
1451 Elm Hill Pike
Suite 208
Nashville Tenn.
37210

APR-6 76	CONV	32,800.43			
APR-6 76 S'TAX			B*	85.28	
APR-6 76 PR'FEE			B*	.50	
APR-6 76	W'DEED		B*	4.00	* 89.78