BOOK 5012 PAGE 927

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Patricia A. Prince (NAME)	First and Mid-South Mortgage Co. (NAME)	148-13
5008 Crosby Lane (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	115
Nashville, Tennessee 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Johnny Clouse and wife, Cora Yates Clouse,

have this day bargained and sold, and do hereby transfer and convey unto the said Patricia A. Prince,

her ~~xxxxx~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 53 on the Plan of Fairlane Park, as of record in Book 2331, page 108, Register's Office for said County.

Said Lot No. 53 being a corner lot fronts 132.3 feet on the easterly side of Crosby Lane and 145.0 feet on the northerly side of Gillette Road and runs back 163.1 feet on the northerly line and 133.4 feet on the easterly line to a point at the rear.

Being the same property conveyed to Johnny Clouse and wife, Cora Yates Clouse, by deed from E. L. Edwards, Trustee, of record in Book 3615, page 245, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owner's certificate, a 50-foot minimum building setback line from Crosby Lane, and a 50-foot minimum building setback line from Gillette Road, and a 10-foot easement for public utility purposes along the easterly line of said lot, and a 2 1/2 x 20 foot utility anchor easement located on the northwesterly corner of said lot; restrictions of record in Book 2498 page 571; Book 2548, Page 355; Book 1060, Page 358, Said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 22,900.00

Subscribed and sworn to before me, this the 2nd day of April 19 76

Affiant Patricia A Prince

My commission expires: 6-30-78 (Affix Seal)

Notary Public

This is improved ( ) unimproved (XX) property, known as 5008 Crosby Lane (House Number) (Street) Nashville P. O. Address: 37211 (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Patricia A. Prince, her ~~xxxxxxx~~

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.*

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

Patricia A. Prince, her

~~xxxxxxx~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 2nd *day of* April, 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.*

Johnny Clouse
JOHNNY CLOUSE

Cora Yates Clouse
CORA YATES CLOUSE

This Instrument Was Prepared By
Phillip Saindon (mp)
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Johnny Clouse and wife, Cora Yates Clouse,

the within named bargainors, 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 2nd day of April, 19 76

Commission expires 1-31-78

Notary Public

CLYDE HOLLAND NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

APR-76	CONV	22,900.00			
APR-76	S'TAX		B*	59.54	
APR-76	PR'FEE		B*	.50	
APR-76	W'DEED		B*	4.00	* 64.04

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2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

WARRANTY DEED

FROM
JOHNNY CLOUSE, ET UX

TO
PATRICIA PRINCE

D 43515

IDENTIF. REFERENCE

APR 7 8 34 AH '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238