BOOK 5022 PAGE 856

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5.00

Clifton M. Taylor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 1976

Notary Public

MY COMMISSION EXPIRES: 11/[illegible]/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, TN. 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clifton M. Taylor (NAME)	Same (NAME)	94-H
Rt.5, (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	6 Pcl
Mt. Juliet, Tenn. 37122 (CITY) (STATE) (P. O. ZIP)	(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, Frank J. Hoffmann and wife, Mary Ann Hoffmann

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clifton M. Taylor and wife, Ruby S. Taylor

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. 10 on the Plan of Clovernook Subdivision, as of record in Book 2900, pages 51 and 52, Register's Office for said County.

Said lot fronts 128 feet on the westerly side of Ivywood Drive and extends back 219.9 feet on the northerly line and 239.2 feet on the southerly line to a broken line in the rear measuring 229.6 feet thereon.

Being the same property conveyed to Frank J. Hoffmann and wife, Mary Ann Hoffmann by deed from Nashville City Bank and Trust Company, as of record in Book 4974, page 303, said Register's Office.

This is unimproved (X) improved ( ) property, known as Ivywood Drive, Nashville, TN. 37210
(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 our hand this 30th day of April, 19 76

Frank J. Hoffmann

Mary Ann Hoffmann

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank J. Hoffmann and wife, Mary Ann Hoffmann

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 30th day of April 1976

Commission expires 11-22-1976

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) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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
Frank J. Hoffmann et ux

TO
Clifton M. Taylor et ux

D 48104

IDENTIF. REFERENCE

MAY 7 1 39 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:
DICK WINECOFF & ASSOCIATES
2831 LEBANON ROAD
DONELSON, TENN. 37214

MAY-7[illegible] CONV $5,700.00

MAY-7[illegible] S'TAX B* 14.82

MAY-7[illegible] R'FEE B* .50

MAY-7[illegible] R'DEED B* 4.00 * 19.32

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.