This instrument was prepared by James A. Lesemann, Attorney at Law,
320 Gallatin Road, Madison, Tennessee.

BOOK 5025 PAGE 15

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William S. Brown et ux	SAME	Map 53-2
(NAME) 1408 HADLEY AVE.	(NAME) "	Parcel 105 SW
(STREET ADDRESS OR ROUTE NUMBER) OLD HICKORY TN. 37138	(STREET ADDRESS) "	4D47648
(CITY) (P. O.) (ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100---------- ----------($10.00)---------- Dollars,

cash in hand paid by the said grantees, hereinafter named and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, Artie E. Minchey and wife, Peggy R. Minchey, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said William S. Brown and wife, Donna C. Brown, herein called the grantees, their

~~XXXXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 20 on the plan of Fairway View, Section I and part of Section II, as of record in Book 4675, page 55, Register's Office for said County, Described as follows:

Said Lot No. 20 fronts 90 feet on the southwesterly side of Ryburn Drive and runs back 154.7 feet on the northwesterly line and 168.3 feet on the southeasterly line to a dead line on which it measures 91 feet thereon.

Being the same property conveyed to Artie E. Minchey and wife, Peggy R. Minchey, by deed from Joe E. Haralson and wife, Naomi G. Haralson, of record in book 4939, page 137, said Register's Office.

This conveyance is made subject to restrictive covenants of record in book 4765, page 877; and setback line and easements as shown on Plan of record in book 4675, page 55; said register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 7.50

Subscribed and sworn to before me, this the 10th day of May 19 76

Affiant William S Brown

My commission expires: 1-29-78 (Affix Seal)

Notary Public A. J. Brewer

This is improved (X) unimproved ( ) property, known as LOT #20 PLAN OF FAIRWAY VIEW, SECTION I + PART OF 2
(House Number) (Street) P. O. Address: (City or Town)

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

~~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, except as stated herein.

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

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

Witness our hand S this 10 day of May, 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.

Artie E. Minchey (Artie E. Minchey)

Peggy R. Minchey (Peggy R. Minchey) WIFE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Artie E. Minchey and wife, Peggy R. Minchey

*the within named 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 Tennessee
this 10 *day of* May, *19* 76.

ARNOLD R. SPRUILL NOTARY PUBLIC DAVIDSON CO. TENN.

Notary Public

MY COMMISSION EXPIRES AUGUST 8, 1977
Commission expires

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 .....

MAY 13 76 CONV *7,200.00
MAY 13 76 S'TAX B* 18.72
MAY 13 76 PR'FEE B* .50
MAY 13 76 W'DEED B* 4.00 * 23.22

WARRANTY DEED

FROM Artie E. Minchey et ux

TO William S. Brown et ux

D 49072

IDENTIFICATION REFERENCE

MAY 13 2 59 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
Greenhills Office 3815 Cleghorn Ave.
Phone 298-2661 NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

File

Old Hickory Employees Credit Union
OLD HICKORY, TENN. 37138