FORM NO. WD-1

BOOK 5030 PAGE 47

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,716.44

Pauline Randolph
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF May 19 76

Notary Public

MY COMMISSION EXPIRES: 8-25-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Action Realty 1606 Murfreesboro Road, Nashville, Tennessee 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jesse A. Randolph (NAME)	Thomas & Hill, Inc. (NAME)	5DU54010
235 Bell Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	Map 162-6
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Charleston, West Va. 25327 (CITY) (STATE) (ZIP)	Par 130

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, Jeffrey M. McMillan and wife, Lou Ann McMillan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jesse A. Randolph and wife, Pauline Randolph

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. 83 on the Plan of Fair Oaks Section 2 of record in Book 4460, page 53, Register's Office for Davidson County, Tennessee.

SAID Lot 83 fronts 92 feet on the westerly side of Tusculum Court and runs back between lines 139.48 feet on the southerly side line and 111.08 feet on the northerly side line to a curving line at the rear measuring 71.2 feet thereon.

BEING the same property conveyed to Jeffrey M. McMillan and wife, Lou Ann McMillan by deed from Keith Allen Dyer and wife, Martha J. Dryer of record in Book 4969, page 816, said Register's Office.

GRANTORS further transfer and convey unto grantees the funds held in escrow and do hereby authorize Thomas & Hill, Inc. to transfer the existing insurance on the premises to grantees.

unimproved ( ) This is improved (X) property, known as 5205 Tusculum Court, Nashville, Tennessee 37211
(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 s this 20 day of May, 19 76

Jeffrey M. McMillan Lou Ann McMillan

BOOK 5030 PAGE 48

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jeffrey M. McMillan and wife, Lou Ann McMillan, 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 20 day of May, 19 76.

Commission expires 8-18-1979

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

WARRANTY DEED

FROM
Jeffrey M. McMillan et ux

TO
Jesse A. Randolph et ux

D 5 1 3 4 5

IDENTIF. REFERENCE

MAY 28 2 24 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

[redacted]	[redacted]	[redacted]			* [redacted]
MAY28	CONV	22,716.44			
MAY28 S'TAX			B*	59.02	
MAY28 PR'FEE			B*	.50	
MAY28 W'DEED			B*	4.00	* 63.52