ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
James G. O'Connor Et ux (NAME)	John W. Murphree Company (NAME)	5DU-39780
239 Delvin Drive (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Road (STREET ADDRESS)	162-6-55
Antioch, Tenn. 37013 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37217 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 ---------- ($10.00) ---------- DOLLARS

cash and other good and valuable consideration, the receipt of which is hereby acknowledged, Terry L. Randolph and wife, Janice W. Randolph,

have bargained and sold, and by these presents do transfer and convey unto the said James G. O'Connor and wife, Elaine O'Connor

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Antioch, Davidson County, State of Tennessee, described as follows:

BEING Lot No. 70 on the Plan of Fair Oaks, Section I, as of record in Book 4175, Pages 42 and 43, Register's Office for said County.

SAID Lot No. 70 fronts 75 feet on the southerly side of Delvin Drive and extends back 135.97 feet on the easterly line and 136.13 feet on the westerly line to a dead line and measures 73.16 feet thereon.

BEING the same property conveyed to Terry L. Randolph and wife, Janice W. Randolph by deed from O. W. Cooper and wife, Helen R. Cooper of record in Book 4489, Page 926, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictions of record in Book 4289, Page 198 which were filed for record November 22, 1968 and which was amended by instrument filed for record January 25, 1971 in Book 4475, Page 863, said Register's Office.

unimproved ( )
This is improved (X) property, known as 239 Delvin Drive (House Number) (Street)
Antioch, Tennessee 37013
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 28th day of May, 1976

Terry L. Randolph

Janice W. Randolph

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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, the within named Terry L. Randolph Et ux Janice W. Randolph

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 28th day of May, 19 76.

My commission expires Nov. 10, 1979 Notary Public Betty N. Todd

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19 _____.

Notary Public

Commission expires _____

JUN-3 76 CONV 26,500.00
JUN-3 76 STAX B* 68.90
JUN-3 76 PRFEE B* .50
JUN-3 76 WDEED B* 4.00 * 73.40

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 26,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

James G. O'Connor

Sworn to and subscribed before me
this 28th day of May, 19 76.

My commission expires Nov. 10, 1979 Notary Public Betty N. Todd

This instrument was prepared by:
John W. Murphree Company, 1283 Murfreesboro Road, Nashville, Tennessee 37217
Name Address

Please return to: John W. Murphree Company
1283 Murfreesboro Road, Nashville, Tennessee 37217

This Instrument Prepared By: John W. Murphree Company

WARRANTY DEED

FROM

TERRY L. RANDOLPH ET UX

JANICE W. RANDOLPH

TO

JAMES G. O'CONNOR ET UX

ELAINE O'CONNOR

D 51882

IDENTIF. REFERENCE

JUN 3 9 29 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219