BOOK 5031 PAGE 356 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,100.00

Jerry L. Marshall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May, 1976

Notary Public

MY COMMISSION EXPIRES: 4-7-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 507 Stahlman Bldg. Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry L. Marshall (NAME)	Allstate Enterprises Mtg. Corp. (NAME)	4D-34212
412 Bonnawood Drive (STREET ADDRESS OR ROUTE NUMBER)	627 S. Manchester Avenue (STREET ADDRESS)	74-12-20
Nashville, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Anaheim, California 92803 (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, James Robert Elliott, and wife, Nancy H. Elliott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry L. Marshall, et ux, Martha A. Marshall

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:

Land in Davidson County, Tennessee, being Lot No. 613 on the Plan of Hermitage Hills, Section 6, as of record in Book 3300, page 10, Register's Office for said County.

Said Lot No. 613 fronts 80.0 feet on the northerly margin of Bonnawood Drive, and runs back between lines, measuring 152.0 feet on the easterly side and 156.5 feet on the westerly line to a dead line in the rear, on which it measures 80.2 feet thereon.

Being the same property conveyed to James Robert Elliott, a single person, by deed from Ben P. Clark, Jr., and wife, Janet M. Clark, of record in Book 4197, page 978, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 3253, page 261, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current years which have been prorated and assumed by the Grantees herein.

Nancy H. Elliott, wife of James Robert Elliott, joins in the conveyance of this property.

This is unimproved ( ) improved (X) property, known as 412 Bonnawood Drive (House Number) (Street) Hermitage, Tennessee (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 my hand this 27th day of May, 1976

Nancy H. Elliott
James Robert Elliott

James Robert Elliott

STATE OF TENNESSEE
Davidson County

BOOK 5031 PAGE 357

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Robert Elliott and wife Nancy H. Elliott

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 27th day of May 19 76

Commission expires 11-7-79

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
James Robert Elliott

TO
Jerry L. Marshall, et ux

D 5 1 9 1 1

IDENTIF. REFERENCE

JUN 3 9 56 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN-3[illegible]	CONV	28,100.00			
JUN-3[illegible]	S'TAX		B*	73.00	
JUN-3[illegible]	PR'FEE		B*	.50	
JUN-3[illegible]	W'DEED		B*	4.00	* 77.56