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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF July, 1976

Notary Public

MY COMMISSION EXPIRES: 5/28/80

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ronald W. Sharer (NAME) | ALLSTATE ENTERPRISES MORTGAGE CORP. (NAME) | |
| 119 Dellrose Avenue (STREET ADDRESS OR ROUTE NUMBER) | 627 S. Manchester Avenue (STREET ADDRESS) | 84-14 |
| Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP) | Anaheim, California 92803 (CITY) (STATE) (ZIP) | 151 |

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, W. M. MCBRIDE AND WIFE, JUNE C. MCBRIDE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD W. SHARER AND WIFE, LAURA A. SHARER

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. 21 on the Plan of Donelson Meadows, Section 2, as of record in Book 2133, pages 100 and 101, Register's Office for said County.

Said Lot No. 21 fronts 129.64 feet on the northeasterly side of Dellrose Avenue and runs back 152.8 feet on the northwesterly line and 144 feet on the southeasterly line, to a dead line in the rear on which it measures 68 feet.

Being the same property conveyed to W. M. McBride and wife, June C. McBride by deed from Bud W. Chamberlain and wife, Louise M. Chamberlain of record in Book 2734, page 215, said Register's Office.

unimproved ( )
This is improved (X) property, known as 119 Dellrose Avenue, Nashville, Tennessee 37214
(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 2nd day of July, 19 76

W. M. McBride

June C. McBride

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 W. M. McBride and wife, June C. McBride

the bargainors, 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 2nd day of July 19 76

Commission expires 5/18/80

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) acknowledged (themselves) (himself) 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
W. M. McBride and wife,
June C. McBride

TO
Ronald W. Sharer and wife,
Laura A. Sharer

PLEASE MAIL RECORDED DEED TO:
Alan L. Saturn, Esquire
24th Floor
First American Center
Nashville, Tennessee 37238

D 57049

IDENTIF. REFERENCE

JUL 7 8 57 AM '76

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | |
|---|---|---|---|---|
| JUL-7⁷⁶ | CONV | 39,300.00 | | |
| JUL-7⁷⁶ | S'TAX | | B* 102.18 | |
| JUL-7⁷⁶ | PR'FEE | | B* .50 | |
| JUL-7⁷⁶ | W'DEED | | B* 4.00 | * 106.68 |