WARRANTY DEED

BOOK 5043 PAGE 444

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15951

Jack H. Brinkley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF July, 1976.

Notary Public

MY COMMISSION EXPIRES: 11. 20th 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, TN. 37214t.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jack H. Brinkley (NAME)	Noel Palmer Mortgage Co. (NAME)	71-16
917 Blue Ridge Ave (STREET ADDRESS OR ROUTE NUMBER)	2114 Parkway Towers (STREET ADDRESS)	94
Nashville, Tn 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37219 (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, Paul Leonardo and wife, Ruby Leonardo

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jack H. Brinkley and wife, Eunice L. Brinkley

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. 1 on the Plan of Dan Leech's Subdivision, as of record in Book 1424, page 70, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 65 feet on the northerly side of Blue Ridge Avenue and extends back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Paul Leonardo and wife, Ruby Leonardo by deed from Rev. John Alfred Perry, Jr. and wife, Bernetta Dowell Perry, as of record in Book 5035, page 78, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4861, page 113, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is unimproved ( ) improved (X) property, known as 917 Blue Ridge Avenue, Nashville, TN. 37207
(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 8th day of July, 19 76

Paul Leonardo

Ruby Leonardo

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paul Leonardo and wife, Ruby Leonardo

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, TN. this day of July, 19 76

Commission Expires 11.20.1976

Notary Public

STATE OF
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 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 official seal at office at on this the day of , 19

My commission expires

Notary Public

D5746 3

RECEIVED FOR REFERENCE
JUL 9 10 AM '76
FAYE D. HUTTON REGISTER DAVIDSON CO. TENN.

JUL-9% CONV 15,951.00
JUL-9% S'TAX B* 41.60
JUL-9% PR'FEE B* .50
JUL-9% W'DEED B* 4.00 * 46.10

WARRANTY DEED

FROM
Paul Leonardo et ux

TO
Jack H. Brinkley et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

Mail To:
William G. Traber
P. O. Box 2255
[illegible] Tenn. 37[illegible]