WARRANTY DEED

BOOK 5047 PAGE 340

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46900

H. Lee Simons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF July, 1976

Notary Public

MY COMMISSION EXPIRES: 11-26-1976

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. Lee Simons (NAME)	Noel Plamer Mortgage Co. (NAME)	71-16
917 Blue Ridge Dr. (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)	PW

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, Jack H. Brinkley and wife, Eunice L. Brinkley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H. Lee Simons and wife, Penelope R. Simons

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 fo 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 Jack H. Brinkley and wife, Eunice L. Brinkley by deed from Paul Leonardo and wife, Ruby Leonardo, as of record in Book 5043, page 444, 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 Ave. 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 15th day of July, 1976

Jack H. Brinkley

Eunice L. Brinkley

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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 Jack H. Brinkley and wife, Eunice L. Brinkley

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 19 day of July, 19 76

Commission Expires 11.20.76

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

JUL 19 76 CONV 16,900.00
JUL 19 76 S'TAX B* 43.94
JUL 19 76 PR'FEE B* .50
JUL 19 76 W'DEED B* 4.00 * 48.44

WARRANTY DEED

FROM
Jack H. Brinkley et ux

TO
H. Lee Simons et ux

TITLE INSURED BY POLICY NUMBER:
D 59079

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

William G. Huber
P. O. Box 2255
Nashville, Te 37214