ENTERED
JUL 21 1976
JAMES BROWN
TAX ASSESSOR

MAP GROUP CONT. MAP PARCEL

BOOK 5048 PAGE 828
FORM NO. WD-1

J. B. RIPPY REG. SUMNER COUNTY, TENN.
RECORDING $ 14.00
STATE TAX $ 72.80
REG. FEE $ .50
TOTAL $ 87.30
RECPT. NO. 96503

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,000.00

Leslie W Davis
Affiant LESLIE W. DAVIS

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

Notary Public

MY COMMISSION EXPIRES: 1-30-79
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT PREPARED BY
THOMAS, HALLIBURTON & BALLIN
107 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M/M Leslie W. Davis (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	24W-8950
2226 Ashwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (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, ROY T. GIPSON and wife, VIVIAN N. GIPSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LESLIE W. DAVIS and wife, VIRGINIA S. SMITH DAVIS

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 the easterly one-half of Lot No. 64 on the Plan of Sunset Park, as of record in Book 332, page 132, Register's Office for said County and State.

SAID part of said lot fronts 50 feet on the northerly side of West Ashwood Avenue, formerly "A" Street, and runs back between parallel lines, 160.5 feet, more or less, to the south line of Lot No. 97, and measuring 50 feet thereon.

BEING the same property conveyed to Roy T. Gipson and wife, Vivian N. Gipson by deed from Gladys Porch Cooley of record in Book 4782, page 360, Register's Office for Davidson County, Tennessee.

This conveyance, however, is made subject to any and all easements and rights of way of public record and to any Restrictions of record.

REC'D JUL 20 1976 AT 2:00 REC. IN Deed BOOK 367 PAGE
J. B. RIPPY, REGISTER SUMNER COUNTY, TENN.

This is improved ( ) unimproved ( ) property, known as 2226 Ashwood Avenue, Nashville, Tennessee 37212
(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, 19 76

X Roy T Gipson
ROY T. GIPSON

X Vivian N. Gipson
VIVIAN N. GIPSON

BOOK 2048 PAGE 853

BOOK 5048 PAGE 829

STATE OF TENNESSEE
DAVIDSON County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy T. Gipson and wife, Vivian N. Gipson

the bargainor, 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 15th day of July 19 76

Commission expires 1-30-79

Notary Public

PUBLIC FREEDMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
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

TO

D59783

IDENTIF. REFERENCE

JUL 23 9 51 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

SUMNER COUNTY, TENNESSEE
Filed for record
2:00 o'clock P M.
JUL 30 1976
Registered In Deed
Book 367 Page
J. B. Ridley Register

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

JUL 23 76	CONV	28,000.00			
JUL 23 76	S'TAX		B*	72.80	
JUL 23 76	PR'FEE		B*	.50	
JUL 23 76	W'DEED		B*	4.00	* 77.30