BOOK 5052 PAGE 204

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Billy Don Demonbreun	Mortgage Associates Inc.	Map 104-1
(NAME)	(NAME)	
3807 Lookout Drive	1835 Savoy Drive, Suite 300	par 17
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.	Atlanta, Georgia 30341	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Eighteen Thousand Three Hundred Eighty Nine and 44/100 - - - *Dollars,*

of which $5,000.00 has paid in cash by Billy Don Demonbreun and wife Lora Jean Demonbreun, the receipt of which is hereby acknowledged and for the remainder, the said Billy Don Demonbreun and wife Lora Jean Demonbreun, assume and agree to pay the balance of $13,389.44 of an original indebtedness of $14,200.00 secured by deed of trust, executed by Mary B. Russell to Richard D. Cahoy, Trustee, of record in book 4677, page 194, Register's Office for Davidson County, Tennessee.

I, Pauline Lewis, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said

Billy Don Demonbreun and wife Lora Jean Demonbreun

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being lot No. 38 on the Plan of the Second Revised Plan of Valley View, Section 1, as of record in book 2331, page 113, Register's Office for said County.

Said lot No. 38 fronts 57 feet on the southerly side of Lookout Drive and runs back 108.41 feet on the easterly line, and 106.98 feet on the westerly line to a dead line in the rear, measuring 57 feet thereon.

Being the same property conveyed to Pauline Lewis by deed from Donald Wayne Baker and wife of record in book 4919, page 706, said Register's Office.

This conveyance is made subject to restrictive covenants of record in book 2446, page 146, and building set back lines and easements as shown on plan, of record in book 2331, page 113, said Register's Office.

This instrument was prepared by James R. Wyatt, 100 39th. Ave. No. Nashville, Tenn.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,389.44

Subscribed and sworn to before me, this the 29th day of July 19 76

Affiant Billy Don Demonbreun

My commission expires: 2-7-79 (Affix Seal)

Notary Public

This is unimproved / improved property, known as 3807 Lookout Drive (House Number) (Street) Nashville, Tenn. P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Billy Don Demonbreun and wife Lora Jean Demonbreun

their *(successors),*

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Billy Don Demonbreun and wife Lora Jean Demonbreun

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 29th *day of* July 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Pauline Lewis

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, H. B. Duncan, a Notary Public in and for said County and State, Pauline Lewis

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29th day of July, 1976

H. B. Duncan
Notary Public

Commission expires 2-7-79

H. B. DUNCAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission expires

CO 18,389.44	MO
WD 4.00	MS
TD	ST 47.84
CC	ST
MR	PF .50
	TOTAL 52.34

WARRANTY DEED

FROM Pauline Lewis

TO Billy Don Demonbreun, etux

D 60923

IDENTIF. REFERENCE

JUL 30 10 43 AM '76

REGISTER DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238