FORM NO. WD-1

BOOK 5053 PAGE 410

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ } CHEATHAM

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,500.00

James W. Stinnett, Jr. Agt.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July, 1976.

Janet M. Conley
Notary Public

MY COMMISSION EXPIRES: 10-17-78
(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
James W. Stinnett, Jr., Attorney, 108 South Main Street, Ashland City, TN. 37015
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Franklin M. Jenkins et ux (NAME)	Same (NAME)	94-5
Route # 1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	69 pw
Ashland City, TN. 37015 (CITY) (STATE) (P. O. ZIP)	(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, Sharan Lea Taylor and husband, Kenneth D. Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Franklin M. Jenkins and wife, Barbara Jenkins

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:

BEING Lot No. 91 on the Map of Shelby Heights Subdivision, Section I, Revised, as of record in Book 2330, page 171, Register's Office for Davidson County, Tennessee.

SAID Lot No. 91 fronts 35.92 feet on the east margin of South 13th Court and extends back 101.3 feet on the northerly line and 112.5 feet on the southerly line, to a broken line, measuring 95.7 feet thereon.

BEING the same property conveyed to Sharan L. Adamson by Quitclaim deed from William E. Higgins, Trustee, of record in Book 4725, page 656, Register's Office for Davidson County, Tennessee; and by deed from Janice Lou Miller of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

Sharan Lea Taylor and Sharan Lee Adamson Reed are one and the same person.

Kenneth D. Taylor joins in this conveyance for the purpose of conveying any right, title and interest he may have in said property.

As a part of the consideration for this conveyance, grantees assume and agree to pay the remaining balance in the approximate amount of $7,000.00, on a certain note payable to the order of Guaranty Mortgage Company, more particularly described in and secured by Deed of Trust of record in Book 1146, page 180, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as 919 South 13th Court, Nashville, Tennessee 37206
(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 23rd day of July, 1976

Kenneth D. Taylor

Sharan Lea Taylor

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STATE OF TENNESSEE
~~Davidson~~ County
Cheatham

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sharan Lea Taylor and husband Kenneth D. Taylor

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 Ashland City, Tennessee, this 23rd day of July 19 76

Commission expires 10-17-78

Janet M. Cooley
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

47.50

WARRANTY DEED

FROM
SHARAN LEA TAYLOR et vir

TO
FRANKLIN M. JENKINS et ux

D 61500

IDENTIF. REFERENCE

AUG 3 10 15 AM '76

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG-3%	CONV	16,500.00			
AUG-3%S'TAX			B*	42.90	
AUG-3%PR'FEE			B*	.50	
AUG-3%	W'DEED		B*	4.00	* 47.40

[illegible]