BOOK 5054 PAGE 299

"THIS INSTRUMENT PREPARED BY ROBERT P. THOMAS, ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

# WARRANTY DEED

(CORPORATE FORM)

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Mr. & Mrs. Jack Dalton | Same | |
| 121 Jefferson Square (NAME) 5039 Hillsboro Road | (NAME) | 116-8-C |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | RB |
| Nashville, Tennessee 37215 | | PW |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* Twenty-Four Thousand Five Hundred and no/100 ($24,500.00) ---------- *Dollars,*

cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Wade M. Craig, Jr. and wife, Polly N. Craig,

have

*~~have~~ bargained and sold, and does hereby transfer and convey unto the said*

Jack H. Dalton and wife, Jeanette H. Dalton,

their ~~successors~~, heirs and assigns,

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

Being a certain building site identified as No. 83, as shown on the Resubdivision of Lots 81 and 82, Sugartree, Phase 2, as of record in Book 4955, page 18, Register's Office for said County.

Being part of the same property conveyed to Wade M. Craig, Jr. and wife, Polly N. Craig, by deed from Sugartree Properties, Inc., of record in Book 4905, page 581, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 24,500.00

Subscribed and sworn to before me, this the 4th day of August, 1976

My commission expires: Jan 29 1977 (Affix Seal)

Affiant

Notary Public

This is unimproved (X) improved ( ) property, known as Lot 83, Sugartree, Phase 2 (House Number) (Street) 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* Grantees,

their ~~successors~~

*heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.,* except for 1976 taxes and all easements and restrictions of record.

*Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said*

Grantees, their

~~successors~~ heirs and assigns, *against the lawful claims of all persons.*

*Witness* their *hand* s *this* 4th *day of* August, *19* 76 *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wade M. Craig, Jr.

Polly N. Craig

*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 purposes 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 .....*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gail K. Parsons, a Notary Public in and for said County and State, the within named Wade M. Craig, Jr. and wife, Polly N. Craig, the bargainors, 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 4th day of August, 1976.

Gail K. Parsons
Notary Public

My Commission Expires: 2/24/80

GAIL K. PARSONS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| AUG-5% | CONV | 24,500.00 | B* | 63.70 | |
| AUG-5% S'TAX | | | B* | .50 | |
| AUG-5% PR'FEE | | | B* | 4.00 | * 68.20 |
| AUG-5% | W'DEED | | | | |

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IDENTIF. REFERENCE

AUG 5 10 11 AM '76

FEL[illegible] REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

File By 7