BOOK 5055 PAGE 53

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Ray L. Maxwell
$ 36,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF AUGUST 19 76

Notary Public

MY COMMISSION EXPIRES: 2/1/1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ray L. Maxwell (NAME)	Realty Mortgage, Inc. (NAME)	5DU 61174
637 Roxanne Drive (STREET ADDRESS OR ROUTE NUMBER)	1025 Century Blvd., N.E. (STREET ADDRESS)	MAP 162-10
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30345 (CITY) (STATE) (ZIP)	PARCEL 184

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, Artie G. Brooks, a Widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ray L. Maxwell et ux Louise Maxwell

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. 189 on the Plan of Brook View Estates, Section 2, as of record in Book 4460, Page 163, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Artie G. Brooks by deed from Howard F. Durham, Sr. et ux Helen C. Durham of record in Book 5035, Page 313, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions and easements of record in the Register's Office for said County.

This is (X) unimproved ( ) improved property, known as 637 Roxanne Drive (House Number) (Street) Antioch, Tennessee 37013 (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 my hand this 5TH day of AUGUST, 1976

Artie G. Brooks

Artie G. Brooks

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Artie G. Brooks, a Widow

the 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 5TH day of AUGUST 1976

Commission expires 6-24-80

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

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WARRANTY DEED

FROM Artie G. Brooks

TO Ray L. Maxwell

IDENTIF. REFERENCE

AUG 9 10 12 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG-9 76	CONV	36,500.00			
AUG-9 76	S'TAX		B*	94.90	
AUG-9 76	PR'FEE		B*	.50	
AUG-9 76	W'DEED		B*	4.00	* 99.40