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Thompson, Lieberman, and Crawford
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Lewis Daniel Elliston, Jr. and wife, Emily Virginia 2409 Hemingway Dr. Nashville, Tennessee	Timm (NAME) (STREET ADDRESS) (CITY) (ZONE) (STATE)	Map 130-16 Par 9

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

----------($10.00)----------Dollars,

cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged.

We, Edmon L. Green and wife, Maxine M. Green

have this day bargained and sold, and do hereby transfer and convey unto the said Lewis Daniel Elliston, Jr. and wife, Emily Virginia Timm, their

(successors) heirs and assigns,

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

Being Lot No. 15 of Block "B" on the Map of Tyne Meade, Section III, as of record in Book 1424, pages 12, 13, and 14, Register's Office for said County.

Said Lot No. 15 fronts 195 feet on the southerly side of Hemingway Drive and runs back between parallel lines 220 feet to a dead line.

Being the same property conveyed to Edmon Lee Green and wife, Maxine M. Green by deed from Robert T. Cochran, Jr. and wife, Donna B. Cochran, recorded in Book 4433, page 68, Register's Office for said County.

This conveyance is made subject to the following encumbrances:
(1) 1976 taxes to be prorated and assumed by Grantees.
(2) Ten-foot easement for public utilities along the rear line of premises, 75-foot building set-back line from Hemingway Drive, and conditions of owner's certificate as shown on Plan of record in Book 1424, pages 12, 13, and 14, Register's Office for Davidson County, Tennessee.
(3) Restrictive covenants contained in an instrument of record in Book 1489, page 471, 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 $67,500.00

Subscribed and sworn to before me, this the 23rd day of August, 1976

Affiant

My commission expires: My Commission Expires August 15, 1979 Notary Public

This is unimproved ( ) improved (X) property, known as 2409 Hemingway Drive, Nashville, Tennessee
(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 Lewis Daniel Elliston, Jr. and wife, Emily Virginia Timm, their

(successors) heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Lewis Daniel Elliston, Jr. and wife, Emily Virginia Timm, their

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

Witness our hands this 23rd day of August, 1976, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Edmon L. Green
Edmon L. Green

Maxine M. Green
Maxine M. Green

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Carol E. Bilan, a Notary Public in and for said County and State, Edmon L. Green and Maxine M. Green

the within named 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 Nashville, Davidson County Tennessee this 23rd day of August, 19 76.

Carol E. Bilan Notary Public

Commission expires 2-18-80

CAROL E. BILAN NOTARY PUBLIC DAVIDSON COUNTY TENN.

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.....

WARRANTY DEED

FROM
Edmon L. Green and wife,
Maxine M. Green

TO
Lewis Daniel Elliston, Jr.
and wife, Emily Virginia
Timm

AUG 31 76 CONV 67,500.00
AUG 31 76 S'TAX B* 175.50
AUG 31 76 PR'FEE B* .50
AUG 31 76 W'DEED B* 4.00 * 180.00

D 65781

IDENTIF. REFERENCE

AUG 31 11 11 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238