BOOK 5068 PAGE 480

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert L. Echols	Same	Map 118-4
(NAME) 1912 Parkway Towers	(NAME)	Parcels 50, 51
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37219	(STREET ADDRESS)	& 52
(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, I, Jack C. Spence

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Echols

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:

Land in Davidson County, Tennessee, being Lots Nos. 78, 79 and 80 on the map of Corinne Place, as of record in Book 332, page 1, Register's Office for said County.

Said Lots Nos. 78 and 79 adjoin and front together 105.5 feet on the northerly margin of Westwood Avenue and run back between parallel lines, 165 feet to an alley, the same having a width of 105.5 feet feet along said alley, with said Lot No. 78 adjoining and running with the westerly margin of Utopia Avenue.

Said Lot No. 80 fronts fifty (50) feet on the northerly margin of what was known as Westwood Avenue but now known as Rose Dale Avenue and runs back between parallel lines to an alley.

Being the same property conveyed to Jack C. Spence by deed from Fred Horrell and Henry Horrell, partners d/b/a H & H Company, of record in Book 4612, page 920, Register's Office for said County.

Grantee expressly assumes and agrees to pay the remaining balance owing on a certain deed of trust dated June 16, 1972, in the original principal sum of $60,000.00, and of record in Book 4612, page 923, Register's Office for said County.

This conveyance is subject to such liens or encumbrances which appear of record.

unimproved ( )
This is improved (X) property, known as 2157 Utopia Avenue, Nashville, Tennessee
(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 successors, assigns 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 8th day of September, 19 76

Jack C. Spence
JACK C. SPENCE

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STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Frances H. Outlaw, a Notary Public in and for said County and State, the within named Jack C. Spence the bargainor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 8th day of Sept., 1976

Commission Expires: June 3, 1978

Frances H. Outlaw
Notary Public

FRANCES H. OUTLAW NOTARY PUBLIC DAVIDSON CO., TN. EXPIRES 6-3-78

STATE OF)

COUNTY OF)

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 (his oath, their several oaths) acknowledged (himself, themselves) 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 purpose 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 ___ day of _____, 19__

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM Jack C. Spence

TO Robert L. Echols

D 6 7 9 3 9

IDENTIF. REFERENCE

SEP 15 12 30 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

Fee Paid

SEP 15 76	CONV	75,000.00			
SEP 15 76 S'TAX			B*	195.00	
SEP 15 76 PR'FEE			B*	.50	
SEP 15 76	W'DEED		B*	4.00	* 199.50

STATE OF Tennessee)

COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this conveyance is $ 75,000.00

Robert L. Echols

Subscribed and sworn to before me this 15th day of September, 1976

My Commission Expires: 9-16-78

Susan G. Paynter
Notary Public

SUSAN G. PAYNTER NOTARY PUBLIC DAVIDSON COUNTY, TENN.