THIS INSTRUMENT PREPARED BY:

David B. Herbert

DAVID B. HERBERT

ATTORNEY AT LAW

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-10-198	CHARLES DAVID SIGLER, ETUX	New Owners BOOK 5078 PAGE 146
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
12W-8212	5504 Urbandale Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged; we,

OCT 14 CONV 21,000.00
OCT 14 S'TAX B* 54.60
OCT 14 PR'FEE B* .50
OCT 14 W'DEED B* 4.00 * 59.10

BOBBIE EMOGENE TURNER BRUCE AND HUSBAND, W. B. BRUCE,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CHARLES DAVID SIGLER AND WIFE, MARY E. SIGLER,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 55 on the Map of Section One, Urbandale, as of record in Book 1835, page 45, Register's Office for said County.

Said Lot No. 55 fronts 50 feet on the northerly side of Urbandale Avenue and runs back between parallel lines 125 feet to a dead line.

Being the same property conveyed to Bobbie Emogene Turner by deed from Mac E. Robinson of record in Book 4404, page 734, Register's Office for Davidson County, Tennessee.

W. B. Bruce, husband of the said Bobbie Emogene Turner Bruce, joins in the execution of this instrument for the purpose of conveying any right he may have in said property.

This conveyance is made subject to restrictions, easements and setback lines of record, if any.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 13th day of October, 1976.

Bobbie Emogene Turner Bruce
BOBBIE EMOGENE TURNER BRUCE

W. B. Bruce
W. B. BRUCE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5078 PAGE 147

Before me, DAVID B. HERBERT, a Notary Public in and for the State and County aforesaid, personally appeared the within named Bobbie Emogene Turner Bruce and husvand, W. B. Bruce, 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 Nashville, Tennessee, this, the 13th day of October, 1976.

My commission expires: 7-27-77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 21,000.00 Amant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October 19 76

MY COMMISSION EXPIRES: 7-27-77 (AFFIX SEAL) Notary Public

WARRANTY DEED

DBH:jpt

FROM

BOBBIE EMOGENE TURNER BRUCE
AND HUSBAND,
W. B. BRUCE

TO

CHARLES DAVID SIGLER & WIFE,
MARY E. SIGLER

D 72425

IDENTIF. REFERENCE

OCT 14 1 32 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Please return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, L & C Tower
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do; executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public