This Form furnished by Attorneys Title Company, Inc.

BOOK 5079 PAGE 977

Form No. WD-2

FROM

LARRY JONES AND MELVIN JONES

d/b/a REPUBLIC BUILDERS

TO

JAMES V. DYER and wife,

PAMELA S. DYER

For draftsman's use

This instrument prepared by

CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James V. Dyer & wife,	First and Mid-South Mortgage (NAME)	Map 76-5
Pamela S. (NAME) Dyer		
4901 Shadowlawn Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	Parcel 39
Hermitage, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

OCT 20 1 56 PM '76

REGISTER DAVIDSON COUNTY, TENN.

D73293

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 32,875.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October, 19 76.

Notary Public

MY COMMISSION EXPIRES: Dec. 8th, 1976

(AFFIX SEAL)

For and in Consideration of the sum of ----------Ten Dollars and No/100----------

----------($10.00)---------- **DOLLARS**

cash in hand paid by James V. Dyer and wife, Pamela S. Dyer and other good and valuable considerations, receipt of which is hereby acknowledged.

OCT 20 76	CONV	32,875.00			
OCT 20 76	S'TAX		B*	85.54	
OCT 20 76	PR'FEE		B*	.50	
OCT 20 76	W'DEED		B*	4.00	* 90.04

LARRY JONES AND MELVIN JONES, d/b/a REPUBLIC BUILDERS, GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said

JAMES V. DYER and wife, PAMELA S. DYER, 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 Lot No. 36 on the Plan of Hidden Hill of record in Book 4860, page 43, Register's Office for said County, described as follows:

Beginning on the southeasterly margin of Shadowlawn Drive at the corner of Lots Nos. 46 and 37; thence with the line between said two lots southeasterly 150 feet; thence with the line between Lots 35 and 36 southwesterly 85 feet to the northeasterly margin of Hidden Hill Drive; thence with the same northwesterly 125 feet to the beginning of a curve; thence around said curve northeasterly 39.27 feet to the southeasterly margin of Shadowlawn Drive; thence with the same northeasterly 60 feet to the beginning.

Being part of the same property conveyed to Larry Jones and Melvin Jones, d/b/a Republic Builders by deed from John Hinson Trustee, with full power to sell, convey, transfer, mortgage, assign or lease without joinder of any beneficiary, of record in Book 5027, page 342, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the Plan of record in Book 4860, page 43, shows an owner's certificate, a 30-foot minimum building setback line from Hidden Hill Drive and Shadowlawn Drive and a 20-foot easement for public utility and drainage purposes along the southeasterly line of said lot, and a 3 X 15 foot utility anchor easement located on the northwest corner of said lot, and a easement for overhang across northwest corner of premises. Restrictive covenant contained in instrument of record in Book 4938, page 337, Register's Office for said County.

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This is unimproved ( ) improved ( ) property, known as 4901 Shadowlawn Drive, Hermitage, Tennessee 37076
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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. except of record.

And Grantors 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.

Witness our hand s this 15th day of October, 19 76

Larry Jones
(LARRY JONES)

Melvin Jones
(MELVIN JONES)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LARRY JONES AND MELVIN JONES, d/b/a REPUBLIC BUILDERS 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 15th day of October, 19 76

Thomas D. Gupton
Notary Public.

Commission expires Dec 8th 1976

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 .....