BOOK 5087 PAGE 40

FORM NO. WD-1

This instrument was prepared by
GRISSIM AND SHORT, Attorneys
Court Square Building
Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,500.00

William D. Moore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF November, 19 76

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GRISSIM AND SHORT
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. C. Gifford, et ux (NAME)	same (NAME)	M 22
Rt #1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P. 145
Whites Creek Tenn (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

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, Leonard Marvin Allen and wife, Dorothy Lucille Allen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. C. Gifford and wife, Sue Gifford

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 Tract No. 1 on a survey of Ralph Lambert and Son, surveyors, dated January 19, 1974, described as follows: Said Tract No. 1 is described as beginning at an iron pin at the westerly margin of U. S. Highway 431 (White's Creek Pike), thence North 86° 30' west 1,134 feet to an iron pin, thence north 16° 15' east 110.07 feet to an iron pin; thence south 88° 41' east 1,022.1 feet to an iron pin in the westerly margin of said highway, thence along the easterly margin of said highway south 27° 05' east 170.8 feet to the point of beginning and being 3.15 acres more or less.
Being the same property conveyed to Leonard Marvin Allen and wife Dorothy Lucille Allen by deed from W. C. Gifford and wife, Sue Gifford of record in Book 4933, page 530, Register's Office for Davidson County, Tennessee.
It is understood and agreed that this conveyance includes a 1970 model Lancer 12465 mobile home, serial N657-1297. It is understood and agreed that said mobile home is part of the real property and is conveyed.
The consideration for the conveyance herein is the acknowledgment of the grantees of the payment of a note dated July 17, 1975, in the original principal amount of $11,500.00 payable from the grantors to the grantees herein and being secured by the property conveyed herein.

unimproved ( )
This is improved ( ) property, known as 00 (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 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 their hands this 1 day of November, 19 76

Leonard Marvin Allen

Dorothy Lucille Allen

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leonard Marvin Allen and wife, Dorothy Lucille Allen

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 1 day of November, 19 76.

Commission expires 8/1-79

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 (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 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

WARRANTY DEED

FROM
Leonard Marvin Allen and wife
Dorothy Lucille Allen

TO
W. C. Gifford and wife, Sue
Gifford

D 76677

IDENTIFICATION REFERENCE

Nov 12 9 07 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV 12 76	CONV	11,500.00			
NOV 12 76	S'TAX		B*	29.90	
NOV 12 76	PR'FEE		B*	.50	
NOV 12 76	W'DEED		B*	4.00	* 34.40