BOOK 5087 PAGE 255

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Clayton B. Bracey (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	118-10 / 79
912 Woodmont Boulevard (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Love and affection DOLLARS

THIS INSTRUMENT PREPARED BY
JOHN P. BROWN, JR.
ATTORNEY AT LAW
3716 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

GV12 MISC B* 4.00 * 4.00

I, Edna R. Bracey
have bargained and sold, and by these presents do transfer and convey unto the said Clayton B. Bracey

all my interest in
the GRANTEES herein, 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 the Westerly part of Lot No. 47 on the Map of Woodmont Boulevard, Section of Marengo Park, as of record in Book 1130, page 2, Register's Office for said County, described according to a survey by T. R. Sanford, Surveyor, dated November 22, 1958, as follows:

Beginning at a point in the North margin of Woodmont Boulevard at a cross cut on a rock in the center line of Brown's Creek, being in the Easterly line of the property known as Woodmont Terrace; thence down said creek partly along the bank thereof, and along the East line of the Woodmont Terrace property, Northeasterly 503 feet to an iron pin in the Southerly margin of the Old Glendale carline right-of-way; thence with the margin of the same Southeasterly 77 feet to a point at the corner of Lot Nos. 47 and 48, being the North corner of the property conveyed to Louise Halloran by deed of record in Book 2860, page 339, said Register's Office; thence with her west line South 17 degrees West 448.6 feet to an iron pin in the North margin of Woodmont Boulevard; thence with the margin of the same North 84 degrees 23 minutes West 126 feet to the point of beginning.

Being the same property conveyed to Clayton B. Bracey and wife, Edna R. Bracey, be deed from Kenneth H. Cook and wife Lena Bates Cook, of record in Book 4204, page 852, R.O.D.C.

This conveyance is made subject to restrictions of record in Book 1113, page 296, R.O.D.C.; sanitary sewer and/or storm drainage easement of record in Book 3921, page 531, R.O.D.C. and easements, setback lines, etc. as shown on plan of record in Book 1130, page 2, R.O.D.C., Tennessee.

unimproved ( )
This is improved (X) property, known as 912 Woodmont Boulevard
(House Number) (Street)
Nashville, Tennessee 37215
(P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness my hands this 11th day of November, 19 76.

Edna R. Bracey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Karen P. Sluiter, a Notary Public in and for said County and State, the within named Edna R. Bracey

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

Witness my hand and official seal at Nashville, this 11th day of November, 19 76.

My commission expires 4-30-80 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ Love and affection
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this 11th day of November, 19 76.

My commission expires 4-30-80 Notary Public

mail

This instrument was prepared by:

Name	Address
John P. Brown, Jr., Attorney,	3716 Hillsboro Road, Nashville, Tennessee 37215

WARRANTY DEED

FROM

Clayton B. Bracey and wife, Edna R. Bracey

TO

Clayton B. Bracey

D 76778

IDENTIFICATION REFERENCE

Nov 12 1 38 PM '76

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT PREPARED BY
JOHN P. BROWN, JR.
ATTORNEY AT LAW
3716 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215