WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,222.24

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF [illegible], 1986.

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson, Attys, 317 Shady Grove Rd, Nashville, TN 37214

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George V. Ginn (NAME)	John W. Murphree Company (NAME)	
525 Danley Court (STREET ADDRESS OR ROUTE NUMBER)	1 Airways Plaza 1283 Murfreesboro Rd. (STREET ADDRESS)	148-15
Antioch, TN. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37217 (CITY) (STATE) (ZIP)	81 PM

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, Clyde Phillip Simmons and wife, Emily Haley Simmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George V. Ginn and wife, Jane S. Ginn

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:

Being Lot No. 37 on the Plat of Haywood Hills, Section 1, of record in Plat Book 4460, page 156, Register's Office for said County.

Said Lot 37 fronts 37 feet on the northwest margin of Danley Court and extends back 118.8 feet on the northeast line, and 125.9 feet on the southwest like, to a line on the rear on which it measures 126.2 feet, said rear line being a broken line.

Being the same property conveyed to Clyde Phillip Simmons and wife Emily Haley Simmons by deed from A.C. Batson and wife, Barbara Batson, as of record in Book 4896, page 540, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book , page , said Register's Office, in favor of John W. Murphree Company.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

unimproved ( )
This is improved ( ) property, known as [illegible] (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 our hand this 29 day of October, 1986

Clyde Phillip Simmons

Emily Haley Simmons

BOOK 5087 PAGE 853

STATE OF Tennessee
COUNTY OF Shelby

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

the bargainor, 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 Mt Joliet, Tn. this 29 day of October, 1976

Commission Expires 11-20-77 _____, Notary Public

STATE OF _____
_____ 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 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 the _____ day of _____, 19__

My commission expires _____ Notary Public

D 77069

IDENT. REFERENCE

NOV 15 3 06 PH '76

REGISTER
DAVIDSON CO., TENN.

NOV15'76	CONV	29,727.24			
NOV15'76	S'TAX		B*	77.22	
NOV15'76	PR'FEE		B*	.50	
NOV15'76	W'DEED		B*	4.00	* 81.72

WARRANTY DEED

FROM
Clyde Phillips Simons et ux

TO
George V. Ginn et ux

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

P. O. Box 2255