BOOK 5091 PAGE 395

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Robert F Brodgon
Affiant

$ 23,500.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF NOVEMBER 19 76

Patsy A. Ward
Notary Public

MY COMMISSION EXPIRES: 6-14-80

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert F. Brodgon (NAME)	Realty Mortgage, Inc. (NAME)	4D 36260
331 Rayon Drive (STREET ADDRESS OR ROUTE NUMBER)	1925 Century Blvd. N.E. (STREET ADDRESS)	44-5
Old Hickory, Tennessee 37138 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30345 (CITY) (STATE) (ZIP)	76

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, James Michael Smith et ux Gwendolyn S. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert F. Brodgon et ux Cynthia D. Brodgon

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. 127 on the Plan of Rayon City, as of record in Book 843, Page 13, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to James Michael Smith et ux Gwendolyn S. Smith by deed from Elvis B. Woodard et ux E.P.Woodard as of record in Book 4697, Page 507, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions and easements of record in the Register's Office for said County.

This is unimproved ( ) improved (XX) property, known as 331 Rayon Drive (House Number) (Street) Old Hickory, Tennessee (P. O. Address) (City or Town) 37138 (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 s this 19TH day of NOVEMBER, 1976

James Michael Smith James Michael Smith

Gwendolyn S. Smith Gwendolyn S. Smith

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Michael Smith et ux Gwendolyn S. Smith

the bargainers, 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 19TH day of NOVEMBER, 19 76

Commission expires 6-24-80

Peter A. Sharp
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

D 78713

WARRANTY DEED

FROM James Michael Smith

TO Robert F. Brodgon

IDENTIF. REFERENCE

NOV 26 12 19 PM '76

FEE REGISTER DAVIDSON COUNTY TENN.

11/26/76	CONV	23500.00			
11/26/76	S'TAX		B*	61.	
11/26/76	REGFEE		B*		
11/26/76	MTGCED		B*	N.C.	* 65.00

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