ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Ronald L. McClanahan et ux (NAME)	Engel Mortgage Co., Inc. (NAME)	75-12-19
	P. O. Box 847 (STREET ADDRESS)	4D 67691
Hermitage, Tenn. 37076 (CITY) (STATE) (ZIP CODE)	Birmingham, Ala. 35201 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------TEN AND NO/100----------
----------$10.00---------- DOLLARS

cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Bobby Smith Builders, Inc.
have bargained and sold, and by these presents do transfer and convey unto the said Ronald L. McClanahan and wife, Mary A. McClanahan

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 226 on the Plat of Highlands of Tulip Grove, Section 3 of record in Plat Book 4675, page 140, Register's Office for said County, described as follows:

Beginning at a point in the northwesterly margin of Belgium Drive at the common corner of Lots 226 and 227; thence with the line between said two lots northwesterly 116.90 feet to a concrete monument, said point being the common rear corner of Lots 225, 226 and 227; thence with the line between Lots 226 and 225 southwesterly 111.61 feet to a point in the northeasterly margin of Netherlands Drive; thence with the margin of the same southeasterly 100.00 feet to a concrete monument at the beginning of a curve to the left having a radius of 25.00 feet; thence around said curve a distance of 39.27 feet to a concrete monument in the westerly margin of Belgium Drive; thence with the margin of the same northeasterly 126.56 feet to the point of beginning.

Being the same property conveyed to Bobby Smith Builders, Inc., by deed from Martin R. Bubis, Trustee of record in Book 5043, page 883, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as Lot 226 Highlands of Tulip Grove
(House Number) (Street)
Hermitage, Tennessee 37076
(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 our hands this 19th day of November, 19 76.

BOBBY SMITH BUILDERS, INC.

BY: Bobby Smith pres.
Bobby Smith, President

STATE OF TENNESSEE
COUNTY OF _____

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 _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Shirley E. Jackson, a Notary Public of the State and County aforesaid, personally appeared Bobby Smith and _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President and _____ respectively of the BOBBY SMITH BUILDERS, INC., the within named bargainor, a corporation, and that HE as such President 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 Bobby Smith as such President and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 19th day of November, 19 76.

Shirley E. Jackson Notary Public

Commission expires 11-6-79

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 39,200.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X Ronald L. McClanahan

Sworn to and subscribed before me
this 19th day of November, 1976.

My commission expires 11-6-79 Notary Public Shirley E. Jackson

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

mail

This instrument was prepared by:

Michael J. Philbin, Atty., 300 James Robertson Pkwy., Nashville, TN 37201
Name Address

DEC-17 CONV 39,200.00
DEC-17 S'TAX B* 101.92
DEC-17 PR'FEE B* .50
DEC-17 W'DEED B* 4.00 * 106.42

WARRANTY DEED

FROM

BOBBY SMITH BUILDERS, INC.

TO

Ronald L. McClanahan et ux

D 79177

IDENTIF. REFERENCE

DEC 1 9 07 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

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