BOOK 5034 PAGE 387

THIS INSTRUMENT PREPARED BY McWILLIAMS, BERRY AND OGLESBY, ATTORNEYS AT LAW, 125 THIRD AVENUE, NORTH, FRANKLIN, TENNESSEE, 37064

WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Winston C. Graham (NAME:)	National Homes Acceptance Corp (NAME:)	5DU39793
205 Delvin Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 100 (STREET ADDRESS)	162-6
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Lafayette, Indiana 47902 (CITY) (ZONE) (STATE)	244 pw

For and in Consideration of the sum of Thirty Six Thousand and no/100 ($36,000.00)---------- DOLLARS

paid and to be paid as follows: $11,980.34 cash, the receipt of which is hereby acknowledged, and for the balance, the hereinafter named grantees assume and agree to pay that certain note executed by the hereinafter named grantors, said note being payable to Thomas & Hill, Inc. and now held by National Homes Acceptance Corp. as evidenced by the deed of trust securing same of record in Book 4701, page 340, Register's Office of Davidson County, Tennessee, said note having been paid down to $24,019.66, which is the amount herein assumed, we, TIMOTHY L. JARNAGIN AND WIFE, WANDA C. JARNAGIN, have bargained and sold and by these presents do hereby transfer and convey unto WINSTON C. GRAHAM AND WIFE, ELIZABETH SUE GRAHAM,

~~the x bargained x and x sold, x and by the x presents x do transfer x and convey unto the said~~

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. 15 on the Plan of Valley Green Subdivision, of record in Book 4460, pages 96 and 97, Register's Office of Davidson County, Tennessee.

Said Lot No. 15 fronts 77 feet on the southerly margin of Delvin Drive and runs back 130 feet on the east sideline and 130 feet on the west sideline, and measures 77 feet along the rear lot line.

Being the same property conveyed to Timothy L. Jarnagin, et ux. by deed of Reynold Bubis, Trustee, of record in Book 4701, page 338, Register's Office of Davidson County, Tennessee.

STATE WILLIAMSON COUNTY

I swear or affirm that the actual consideration for this transfer or value of the property transfferred, whichever is greater is $36,000.00, which whichever amount is equal to or greater than the amount which the property transfferred would command at a fair voluntary sale.

Subscribed and sworn to before me this the 6th day of Dec. 1976

My commission expires: 4-7-79

NOTARY PUBLIC WILLIAMSON COUNTY

James T. Oglesby, Atty.

Jerrie J. Dugan
Notary Public.

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This is unimproved ( ) improved (X) property, known as 205 Delvin Drive (House Number) (Street) P. O. Address: Nashville (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Winston C. Graham and wife, Elizabeth Sue Graham, their heirs and assigns, forever.

And we do covenant with the said Winston C. Graham and wife, Elizabeth Sue Graham 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. except by the heretofore referred to lien of deed of trust in Book 4701, page 340, RODC, Tenn.; taxes for the year 1976; restrictions in Book 4622, page 277, RODC, Tenn.; matters in Plat Book 4460, pages 96 and 97, RODC, Tenn.; such state of facts as an accurate survey would disclose; all existing highway, roadway and utility easements and applicable building and zoning regulations.

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 Winston C. Graham and wife, Elizabeth Sue Graham, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 1st day of December, 1976

James L. Jarnagin

Elizabeth C. Jarnagin

WILLIAMSON COUNTY, TN. NOTARY PUBLIC

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STATE OF TENNESSEE
~~County.~~
WILLIAMSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Timothy L. Jarnagin and wife, Wanda C. Jarnagin

the bargainor S, 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 Franklin, Tennessee, this 1st day of December, 1976.

_____, Notary Public

Commission Expires Dec 22, 1978

STATE OF _____
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____.

_____, Notary Public

Commission Expires_____

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

TIMOTHY L. JARNAGIN, ET UX.

TO

WINSTON C. GRAHAM, ET UX.

Mail deed to
James T. Oakley, Atty
P.O. Box 190
Franklin, Tenn. 37064

D 800080

IDENTIF. REFERENCE

DEC 7 11 24 AM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

DEC-76 CONV
DEC-76 STAX 36,000.00
DEC-76 RFEE B* 93.60
DEC-76 B* .50
DEC-76 M.REED B* 8.00 * 102.10

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