BOOK 5110 PAGE 112

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles E. Blankenship, Jr. and wife, Madeleine G. Blankenship (NAME)	Security Federal Savings & Loan Assoc. (NAME)	158-3
6038 Sherwood Drive (STREET ADDRESS OR ROUTE NUMBER)	2700 Franklin Road (STREET ADDRESS)	179 PW
Nashville, TN (CITY) (P. O. ZONE) (STATE)	Nashville, TN (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)----------

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Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

RICHARD BRUCE and wife, MARJORIE BRUCE

have this day bargained and sold, and do hereby transfer and convey unto the said

CHARLES E. BLANKENSHIP, JR. and wife, MADELEINE G. BLANKENSHIP their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 451 on the Plan of Hillsboro Park, Sec. VI, as of record in Book 2663, page 95, Register's Office for said County, described as follows:

Beginning at a point in the east margin of Kingsbury Drive, at the corner of Lots 451 and 481; thence with the line between said lots, easterly 330 feet to a corner of Lot No. 452; thence with the line between Lots 451 and 452, northerly 190 feet to the southerly margin of Sherwood Drive; thence with the margin of the same, westerly 319.5 feet to the beginning of a curve; thence around said curve, southwesterly 38.4 feet to the easterly margin of Kingsbury Drive; thence with the margin of the same, southerly 167.6 feet to the point of beginning.

Being the same property conveyed to Richard Bruce and wife, Marjorie Bruce, by deed from Benjamin Wrobel and wife, Barbara C. Wrobel, of record in Book 4741, page 73, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $68,500.00

Subscribed and sworn to before me, this the 26th day of January 19 77.

Affiant

My commission expires: 4/27/77 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 6038 Sherwood Drive, Nashville, TN (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

CHARLES E. BLANKENSHIP, JR. and wife, MADELEINE G. BLANKENSHIP their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1977 taxes; restrictions in BK.2435,p. 237; amended in BK.2603,p.440 and BK.4207,p.397; placed on premises in BK.2855 p.475; plan of record in BK.2663,p.95

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* CHARLES E. BLANKENSHIP, JR. and wife, MADELEINE G. BLANKENSHIP their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 26th *day of* January, 19 77 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard Bruce

Marjorie Bruce

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, Richard Bruce and wife, Marjorie Bruce

the within named bargainors, 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 26th day of January, 77

Gail Pigg
Notary Public

Commission expires 4/27/77

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM
Richard Bruce et ux

TO
Charles E. Blankenship, Jr. et ux

D 87225

INDEXING REFERENCE

JAN 26 2 04 PM '77

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-1631
NASHVILLE, TENNESSEE 37238

JAN 26 77	CONV	69,500.00			
JAN 26 77	S'TAX		B*	178.10	
JAN 26 77	FEE		B*	.50	
JAN 26 77	DEED		B*	4.00	* 182.60