This Instrument Was Prepared By: Charles F. Frazier, Attorney
200 Court Square Building
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 5126 PAGE 904

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BEN B. BIFFLE, JR.	SAME	
(NAME)	(NAME)	119-5
3913 STILTON DRIVE		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TENN. 37207		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ---------Ten & no/100----------

------($10.00)---------- Dollars,

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

I, ELMA BIFFLE, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said BEN B. BIFFLE, JR., Trustee

his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being a part of Lot No. 186 on the Map of the Subdivision of Lots Nos. 3 and 4 and a part of 5 and 6 in Cumberland Nurseries, of record in Book 332, Page 148, Register's Office for said County and described as follows:

Beginning at a point in the easterly margin of Foster Avenue 91 feet south of the southerly margin of Jay Street; thence easterly parallel to the southerly margin of Jay Street, 178 feet to a point in the west line of the property conveyed to Laura J. Coleman by deed of record in Book 1286, Page 206, Register's Office for Davidson County, Tennessee; thence southerly with her line, 65 feet to a point; thence westerly 178 feet to the easterly margin of Foster Avenue; thence with the margin of the same northerly 65 feet to the beginning.

Being the same property conveyed to B. B. Biffle, Sr. and wife, Elma Biffle by deed from R. O. Mallernee and wife, Julia L. Mallernee of record in Book 1518, Page 535, Register's Office for Davidson County, Tennessee, the said B. B. Biffle, Sr. having since died.

STATE OF TENNESSEE, COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 15,000.00

Subscribed and sworn to before me, this the 21st day of March 19 77

My commission expires 5/1/79 (Affix Seal)

Affiant: x Elma Biffle

Notary Public

This is (unimproved ( ) improved (X)) property, known as 2342 Foster Avenue, Nashville, Tennessee (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 BEN B. BIFFLE, JR., Trustee his (successors), heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to said real estate to said BEN B. BIFFLE, JR., Trustee his (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 21st day of March, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Elma Biffle

BOOK 5126 PAGE 905

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ELMA BIFFLE

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of March, 19 77.

Notary Public

Commission expires 5/1/79

CHARLES F. ANDREWS NOTARY PUBLIC DAVIDSON COUNTY

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.....

MAR 22 77	CONV	15,000.00			
MAR 22 77	S'TAX		B*	39.00	
MAR 22 77	PR'FEE		B*	.50	
MAR 22 77	W'DEED		B*	4.00	* 43.50

WARRANTY DEED

FROM

ELMA BIFFLE, a widow

TO

BEN B. BIFFLE, JR., Trustee

D 9 4 9 4 9

IDENTIF. REFERENCE

MAR 22 2 54 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238