TOM E. LEWIS
ATTORNEY AT LAW
103 STATE STREET
GRIFFIN, GEORGIA

133-1
136
pw

WARRANTY DEED

BOOK 5131 PAGE 490

This indenture made this 24th day of November in the year of our Lord One Thousand Nine Hundred and Seventy-six, between MONTE VERNON GLEAVES of the County of Davidson and State of Tennessee, of the one part, and BEN T. GLEAVES, JR. of the County of Spalding and State of Georgia, of the other part.

WITNESSETH: That the said MONTE VERNON GLEAVES, for and in consideration of LOVE AND AFFECTION FOR MY SON, hereby transfers and conveys unto the said BEN T. GLEAVES, JR., his heirs and assigns forever, the certain tract of land situated and being in the County of Davidson, to-wit:

> A certain tract or parcel of land, being Lot No. 90 on the map of Patterson's Subdivision of Maple Hill, of record in Book 332, page 149 in the Register's office for Davidson County, Tennessee.
>
> Said Lot No. 90 fronts 50 feet on the Southerly side of Patterson Street and runs back between lines, 160.3 feet on the Easterly line and 160.7 feet on the Westerly line to an alley in the rear on which it measures 50 feet.
>
> Being the same property conveyed to Benjamin T. Gleaves and wife, Montie Vernon Gleaves by deed from R. W. Clark and wife, Birdie D. Clark, of record in Book 1285, page 426 in said Register's office.

To have and to hold, the aforesaid land, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said BEN T. GLEAVES, JR.,

Buyer & Tax Bills
Ben T. Gleaves Jr.
112 - West Poplar
Griffin, Ga. 30223

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 13,000.00
Ben T. Gleaves Jr.
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 6th DAY OF April 1977
W. W. Peterson
Deputy Register

his heirs and appigns forever; and the said MONTE VERNON GLEAVES, for her heirs and representatives, do covenant and agree to and with the said BEN T. GLEAVES, JR., his heirs or assigns, that I am lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances; that they have good right to sell and convey the same to BEN T. GLEAVES, JR., as aforesaid; and that the before granted land and premises they will warrant and defend against all lawful claims whatever.

In witness whereof, the said MONTE VERNON GLEAVES has hereto set her hand and affixed her seal the day and year above written.

Monte Vernon Gleaves

APR-6-77 CONV 12,000.00
APR-6-77 S'TAX B* 31.20
APR-6-77 PR'FEE B* .50
W'DEED B* 4.00 * 35.70

STATE OF GEORGIA,

COUNTY OF SPALDING.

On this the 24th day of November, 1976, before me, OLENE T. DUKE, the undersigned officer, personally appeared MONTE VERNON GLEAVES, satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Olene T. Duke

OLENE T. DUKE, Notary Public
Georgia, State at Large
My commission expires: 6/3/79

OLENE T. DUKE NOTARY PUBLIC GEORGIA STATE AT LARGE

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IDENTIF. REFERENCE

APR 6 8 56 AM '77

REGISTER DAVIDSON COUNTY, TENN.