WARRANTY DEED

BOOK 5139 PAGE 914

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April 1977

Notary Public

MY COMMISSION EXPIRES: 7/18/78

(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
DOUGLAS R. BERRY, 907 TWO MILE PKY., GOODLETTSVILLE, TENN. 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CLIFFORD B. ARRINGTON, et ux (NAME)	Same (NAME)	12D 41060
1124 WESTCHESTER DRIVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	41-12
NASHVILLE, TENN. 37207 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	55

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JAMES W. MONROE, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CLIFFORD B. ARRINGTON and wife, RUTH N. ARRINGTON

HEREINAFTER CALLED THE GRANTEES, 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. 78 on the Plan of Bellshire Estates, Section 3, as of record in Book 2133, page 112, Register's Office for said County, described as follows:

Beginning on the northerly margin of Westchester Drive at the Corner of lots nos. 78 and 79; thence with the line between the said two lots, northerly 211.3 feet to the corner of lots nos. 78, 79 and 80; thence with the line between lots nos. 78 and 80 northeasterly 152 feet; thence south 34° 23' east 183.6 feet; thence south 5° 05' west 198.7 feet to the northerly margin of Westchester Drive; thence with the same westerly 128 feet to the point of beginning.

Being the same property conveyed to James W. Monroe, an unmarried person by deed from Robert W. Slate and wife, Ola Ruth Slate of record in Book 4853, page 248, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1124 Westchester Drive, Nashville, Tenn. 37207
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 my hand this 22nd day of April, 1977

JAMES W. MONROE

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James W. Monroe

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

Witness my hand and official seal at Nashville this day of April, 1977

Commission Expires 7/18/78

Notary Public

STATE OF _____
_____ 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 purpose 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
JAMES W. MONROE, an unmarried person

TO
CLIFFORD B. ARRINGTON, et ux

TITLE INSURED BY POLICY NUMBER:

E00510

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

APR 26 77 CONV 43,900.00
APR 26 77 S'TAX B* 114.14
APR 26 77 PR'FEE B* .50
APR 26 77 W'DEED B* 4.00 * 118.64