BOOK 5142 PAGE 829 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $21,500.00

Carolyn Simmons
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4/3/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 908 Fidelity Federal Bldg., Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward Simmons, et ux	Allstate Enterprises Mortgage Corporation	
(NAME)	(NAME)	
512 Pappus Court	627 South Manchester	13DA-23070
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN	Anaheim, California	59-16-233
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, EWING VALLEY, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD SIMMONS AND WIFE, CAROLYN SIMMONS,

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:

LAND in Davidson County, Tennessee, being Lot No. 230 on the Plan of Trinity Hills Village, Section 2, 1st Addition, of record in Book 4460, pages 45 and 46, said Register's Office, described as follows:

SAID Lot No. 230 fronts 87.5 feet on the southerly side of Pappus Court and extends back 140.0 feet on the easterly line and 143.5 feet on the westerly line to a line in the rear measuring 30.0 feet thereon.

BEING part of the same property conveyed to Ewing Valley, Inc. by deed from Edward Seddon, Trustee of record in Book 5077, page 132, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 4551, page 440, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 512 Pappus Court, Nashville, TN
(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, 19 77

EWING VALLEY, INC.

By: [signature]

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, 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 , Tennessee, this day of 19

Commission expires

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John Hahn and with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and respectively of the Ewing Valley, Inc. the within named bargainor, a corporation, and that (he) as such President 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 John Hahn as such President, and attesting the same by the said as such

Witness my hand and official seal at office at Nashville, Tennessee on this the 22nd day of April, 19 77

My commission expires 6/7/80

Notary Public

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IDENTIF. REFERENCE

MAY 3 10 25 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

FILE IN BOX 4

WARRANTY DEED

FROM
EWING VALLEY, INC.

TO
EDWARD SIMMONS AND WIFE,
CAROLYN SIMMONS

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY-3[illegible]	CONV	21,500.00			
MAY-3[illegible]	S'TAX		B*	55.90	
MAY-3[illegible]	PR'FEE		B*	.50	
MAY-3[illegible]	W'DEED		B*	4.00	* 60.40

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