WARRANTY DEED

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Horace W. Kennedy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May, 1977.

Douglas R. Berry
Notary Public

MY COMMISSION EXPIRES: October 28, 1978

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HORACE W. KENNEDY, et ux	CHURCHILL MORTGAGE CORP.	11D 55880 11D 55825
(NAME)	(NAME)	
109 DULING AVENUE	1835 SAVOY DRIVE, N.E.	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
MADISON, TENN. 37115	ATLANTA, GEORGIA 30341	
(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, ANN B. WAGGONER, formerly ANN B. THOMAS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HORACE W. KENNEDY and wife, GLADYS M. KENNEDY

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 Lots Numbers 17 and 18 of Block B on the map of Woodlawn Estates of record in Book 843, page 82, Register's Office for Davidson County, Tennessee.

Said Lots Numbers 17 and 18 adjoin and front together 100 feet on the north side of Duling Avenue and run back between parallel lines 165 feet to a dead line.

Being the same property conveyed to Ann B. Thomas, unmarried, by deed from A. H. Johnson and wife, Malvin Johnson

James Waggoner, spouse of the Grantor, joins in this deed for the purpose of conveying whatever interest he may have in the property herein conveyed.

This is unimproved (X) improved ( ) property, known as 109 Duling Avenue, Madison, Tennessee, 37115
(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 legal 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 our hands this 11th day of May, 1977

JAMES WAGGONER

ANN B. WAGGONER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANN B. WAGGONER and JAMES WAGGONER

the 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 11th day of May, 1977

Commission Expires October 28, 1978 Douglas R Barry, 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

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IDENTIF. REFERENCE

MAY 12 2 16 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

MAY 12 77	CONV	21,500.00			
MAY 12 77	S'TAX		B*	55.90	
MAY 12 77	PR'FEE		B*	.50	
MAY 12 77	W'DEED		B*	4.00	* 60.40

WARRANTY DEED

FROM
ANN B. WAGGONER,
formerly ANN B. THOMAS

TO
HORACE W. KENNEDY, et ux

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York