77-6-13

FORM NO. WD-1

BOOK 5157 PAGE 764

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $22,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF June, 19 77.

Notary Public

MY COMMISSION EXPIRES: 2/22/79

(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
Anthony E. Hayes, et ux	Lumbermen's Investment Corporation	72-14-385
(NAME)	(NAME)	
1903 Scott Avenue	5100 Poplar Avenue	15DA-31215
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206	Memphis, TN 38137	
(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, JAMES W. PEEBLES and wife, MARJORIE S. PEEBLES,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANTHONY EUGENE HAYES and wife, JOHNETTA M. HAYES,

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 parts of Lots Nos. 37 and 38 on the Plan of Brownsville of record in Book 21, page 9, Register's Office for said County, and being the northerly 48.5 feet of Lot No. 2 and the southerly 11.5 feet of Lot No. 3 on the Plan of Elbon, not of record, described according to a survey made by Z. J. Wilkinson, Surveyor, September 21, 1940, as follows:

BEGINNING on the easterly margin of Scott Avenue at a point 403.5 feet south of the southerly margin of Chesterfield Avenue; thence eastwardly 175 feet; thence southwardly 60 feet to a point 1.5 feet north of the corner of Lots Nos. 1 and 2; thence westwardly 175 feet to the easterly margin of Scott Avenue; thence with the margin of the same northwardly 60 feet to the point of beginning.

BEING the same property conveyed to James W. Peebles and wife, Marjorie S. Peebles, by deed from Clarence E. Elrod and wife, Elaine C. Elrod, of record in Book 3507, page 165, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is {unimproved} {improved} {X} property, known as 1903 Scott Avenue, Nashville, TN 37206
(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 our hand s this 6th day of June, 1977

JAMES W. PEEBLES

MARJORIE S. PEEBLES

BK 2125 PG 302

BOOK 5157 PAGE 765

STATE OF TENNESSEE
Davidson County

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

the bargainor S, 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 6th day of June, 1977.

Commission expires 11-7-79

Notary Public

STATE OF TENNESSEE
Davidson 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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 purposes 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

FILE IN BOX 4

WARRANTY DEED

FROM

JAMES W. PEEBLES and wife,

MARJORIE S. PEEBLES

TO

ANTHONY EUGENE HAYES and wife,

JOHNETTA M. HAYES

E 0 8 4 4 2

IDENTIF. REFERENCE

JUN 10 12 17 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

JUN 10 77	CONV	22,100.00			
JUN 10 77	S'TAX		B*	57.46	
JUN 10 77	PR'FEE		B*	.50	
JUN 10 77	W'DEED		B*	4.00	* 61.96

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.