THIS INSTRUMENT PREPARED BY

THIS INSTRUMENT PREPARED BY KELLY AND JONES ATTORNEYS AT LAW HENDERSONVILLE, TENN.

37.70

BOOK 5160 PAGE 458

WARRANTY DEED **FORM 20 (REV. 4-69)**

105-14

89 PW

For and in Consideration of the sum of

ONE THOUSAND and 00/100----------Dollars,

cash in hand paid, the receipt of which is hereby acknowledged and Buyers' execution to the Seller of a Promissory Note in the amount of TWELVE THOUSAND ($12,000.00) DOLLARS

BUYERS ADDRESS: SAME AS BELOW

JUN17F	CONV	13,000.00			
JUN17F	S'TAX		B*	33.80	
JUN17F	PR'FEE		B*	.50	
JUN17F	W'DEED		B*	6.00	* 40.30

SEND TAX BILLS

C+J PROPERTIES
304-F HILL AVE.
NASHVILLE, TN. 37210

RUBY REDMON, SELLER

have bargained and sold, and by these presents do transfer and convey unto the said

ROBERT D. COOK and wife, ELIZABETH COOK, WILLIAM P. JONES, BUYERS, their **heirs and assigns. a certain tract or parcel of land in** Davidson **County, State of Tennessee, as follows:**

BEING Lot #7 of Block 5 in Yarbrough's Subdivision of Woodland, a plat of which is of record in Book 57, Page 155, Register's Office, Davidson County, Tennessee.

SAID Lot #7 fronts 50 feet on the westerly side of Gartland (Grantland) Avenue, and runs back between parallel lines, with the northerly margin of Warner (Bradford) Street, 165 feet to an alley and being designated as 2225 Grantland Avenue.

BEING the same property conveyed to Russell G. Redmon and wife, Ruby C. Redmon by Warranty Deed of record in Book 1714, Page 363, Register's Office, Davidson County, Tennessee.

Ruby C. Redmon is the surviving widow of Russell G. Redmon.

REDMON

REDMON

REDMON

IDENTIF. REFERENCE

JUN 17 8 58 AM '77

REGISTER DAVIDSON COUNTY, TENN.

E09511

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said BUYERS .

heirs and assigns, forever. And SELLER do covenant with the said BUYERS,

that SELLER is lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unincumbered.

And SELLER do further covenant and bind HERSELF AND HER heirs and representatives, to warrant and forever defend the title to said land to the said BUYERS, their heirs and assigns, against the lawful claims of all persons whomsoever. A lien is expresly retained upon the property herein conveyed to secure all the deferred payments of purchase money.

Witness my hand this 30th day of April 30th, 19 77

X Ruby C. Redmon

NOTARY PUBLIC DAVIDSON COUNTY, N.C.

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC.

BOOK 5160 PAGE 460

STATE OF TENNESSEE COUNTY

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 13,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Elizabeth W. Cook

Robert D. Cook

Affiant

ROBERT D. COOK

Subscribed and sworn to before me, this the 30th day of April 1977

Paul A. Rothschild Jr.

Notary Public

My commission expires 6-1-80

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE COUNTY

Personally appeared before me, Paul A. Rothschild Jr., a Notary Public in and for said County and State, the within named

RUBY C. REDMON

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

Witness my hand and official seal at Nashville

Tennessee, this 30th day of April 1977

My Commission Expires 6-1, 1980

Paul A. Rothschild Jr.

Notary Public.

STATE OF TENNESSEE, ... COUNTY.

Register's Office, ..., 19....

I, ..., Register of said County, do certify that the foregoing Deed and Certificate are registered in said office, in Book No....., page.....; that they were received....., 19...., at.....o'clock....M., and entered in Note Book ....., Page.....

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