THIS INSTRUMENT PREPARED BY

THIS INSTRUMENT PREPARED BY
KELLY AND [illegible] ATTORNEYS AT LAW

#46.10 (2)

BOOK 5160 PAGE 461

105-14
89
Pd

WARRANTY DEED FORM 20 (REV. 4-69)

For and in Consideration of the sum of

TEN and 00/100---------- **Dollars,**

cash in hand paid, the receipt of which is hereby acknowledged

JUN17 77	CONV	16,000.00			
JUN17 77	S'TAX		B*	41.60	
JUN17 77	PR'FEE		B*	.50	
JUN17 77	W'DEED		B*	6.00	* 48.10

Buyers address:

C+J Properties
304-F Hill Ave.
Nashville, TN.
~~37210~~

SEND TAX Bills: C+J PROPERTIES
304-F Hill Ave,
NASHVILLE, TN. 37210

WILLIAM P. JONES and ROBERT D. COOK and ELIZABETH COOK, SELLERS,

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

LARSON WALLER and wife, PATRICIA WALLER, BUYERS, their **heirs and assigns. a certain tract**

or parcel of land in Davidson **County, State of Tennessee, as follows:**

BEING Lot No. 7 of Block 5, in Yarbrough's Subdivision of Woodland, a plan of which is of record in Book 57, Page 155, Register's Office, Davidson County, Tennessee.

SAID Lot No. 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 William P. Jones and Robert D. Cook, by Warranty Deed from Ruby C. Redmon, as of record in Book____ Page_____, Register's Office, Davidson County, Tennessee.

IDENTIF. REFERENCE

JUN 17 8 59 AM '77

FELIX [illegible]
DAVIDSON COUNTY, TENN.
REGISTER

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 SELLERS do covenant with the said BUYERS that SELLERS ARE lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unincumbered.

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

Witness our hand S, this 6 day of May, 19 77

Elizabeth W. Cook
ELIZABETH COOK

WILLIAM P. JONES

ROBERT D. COOK

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC.

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STATE OF TENNESSEE DAVIDSON 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 $ 16,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Larson Waller
Affiant
LARSON WALLER

Subscribed and sworn to before me, this the 6th day of MAY, 19 77.

Gloria Allman
Notary Public

My commission expires 2-17-80

GLORIA S. ALLMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE DAVIDSON COUNTY

Personally appeared before me, , a Notary Public in and for said County and State, the within named

WILLIAM P. JONES and ROBERT D. COOK & ELIZABETH COOK

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 Hendersonville Tennessee, this 6th day of MAY, 19 77

My Commission Expires 2-17-80

Gloria Allman
Notary Public:

GLORIA S. ALLMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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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