BOOK 5164 PAGE 443

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,900.00

Paul L. Cunningham
Affiant.

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23rd DAY OF June, 19 77.

Notary Public

MY COMMISSION EXPIRES: Nov 23 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & SCHMITZ, ATTORNEYS, 807 American Trust Bldg., Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PAUL L. CUNNINGHAM (NAME)	CHURCHILL MORTGAGE CORPORATION (NAME)	12D-3450
500 NORTON AVENUE (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N. E. #300 (STREET ADDRESS)	Map: 71-8
NASHVILLE, TENN. 37207 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	Par: 187

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 L. GARNER and wife, RAYMELL GARNER

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

PAUL L. CUNNINGHAM ET UX PAMELA JOY CUNNINGHAM

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:

BEING Lot No. 108 on the Map of Joywood Heights, Section One, as of record in Book 1130, Page 91, Register's Office for said County, and described as follows:

BEGINNING in the easterly margin of Jones Avenue, at the corner of Lots 108 and 109; thence with said Avenue, northerly 39 feet to a monument; thence around a curve in an easterly direction 55.72 feet to a monument in the south margin of Norton Avenue; thence along said Avenue, easterly 79.2 feet to the corner of Lots 107 and 108; thence southerly with the line between said lots, 132 feet to the corner of Lots 108 and 109; thence with the same, westerly 150.5 feet to the point of beginning.

BEING the same property conveyed to James L. Garner and wife, Raymell Garner, by deed from Paul Wayne Rhoton and wife, Janice Brady Rhoton, of record in Book 5149, Page 742, Register's Office for Davidson County, Tennessee.

IT IS AGREED AND UNDERSTOOD that the above named Grantee assumes and agrees to pay the remaining unpaid balance of a deed of trust of record in Book 5149, Page 744, Register's Office for Davidson County, Tennessee, payable according to the terms and conditions therein.

This is unimproved ( ) improved (X) property, known as 500 Norton Avenue (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37207 (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 8th day of June, 19 77

X James L. Garner X Raymell Garner

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STATE OF TENNESSEE
Davidson County
Carroll

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named JAMES L. GARNER and wife, RAYMELL GARNER

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 8 day of June 1977.

Commission expires 1-12-79

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

WARRANTY DEED

FROM

JAMES L. GARNER, et ux

RAYMELL GARNER

TO

PAUL L. CUNNINGHAM ET UX

PAMELA JOY CUNNINGHAM

FEE 11411

IDENTIFICATION REFERENCE

JUN 28 9 07 AM '77

FEE REGISTER DAVIDSON COUNTY, TENN.

This Instrument Prepared By:
WILLIAM D. CASTLEMAN, ATTY.
807 American Trust Bldg.
Nashville, Tennessee 37201

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

File Box 9

JUN 28 77	CONV	22,900.00			
JUN 28 77	S'TAX		B*	59.54	
JUN 28 77	PR'FEE		B*	.50	
JUN 28 77	W'DEED		B*	4.00	* 64.04