WARRANTY DEED

BOOK 5168 PAGE 779

FROM LARRY JONES, AND GLORIA A. JONES HIS WIFE

ADDRESS NEW OWNER(S) AS FOLLOWS:	PAUL FREDERICK JUSTICE, AND TERESA R. JUSTICE HIS WIFE 4917 SHADOWLAWN DRIVE HERMITAGE, TENNESSEE 37076
SEND TAX BILLS TO:	FIRST AND MID-SOUTH MORTGAGE COMPANY P. O. BOX 2568 NASHVILLE, TENNESSEE 37219
PREPARED BY:	CLYDE PAUL HOLLAND, ATTY. 2016 PARKWAY TOWERS NASHVILLE, TENNESSEE 37219
MAP-PARCEL NOS:	Map 76-5 Parcel 43

{STATE OF TENNESSEE COUNTY OF ....DAVIDSON.....}

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ...32,000.00..... Affiant Paul Frederick Justice

SUBSCRIBED AND SWORN TO BEFORE ME THIS ....JULY.... DATE 8, 1977

Thomas D. Sugden NOTARY PUBLIC ..... Nov 17, 1980 COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------TEN DOLLARS AND NO\100------

----------($10.00)---------- DOLLARS

CASH IN HAND PAID BY PAUL FREDERICK JUSTICE AND WIFE, TERESA R. JUSTICE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, RECIEPT OF WHICH IS HEREBY ACKNOWLEDGED.

LARRY JONES, AND GLORIA A. JONES HIS WIFE

.....GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

PAUL FREDERICK JUSTICE, AND TERESA R. JUSTICE HIS WIFE

..... their (his, her, its) heirs, successors 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 LOT NO. 40 ON THE PLAN OF HIDDEN HILL SUBDIVISION, OF RECORD IN BOOK 4860, PAGE 43, REGISTERS OFFICE FOR SAID COUNTY.

SAID LOT NO. 40 FRONTS 80 FEET ON THE SOUTHEASTERLY SIDE OF SHADOWLAWN DRIVE AND EXTENDS BACK BETWEEN PARALLEL LINES 150 FEET TO A DEAD LINE IN THE REAR.

BEING THE SAME RPOPERTY CONVEYED TO LARRY JONES BY DEED FROM MELVIN JONES AND LARRY JONES, A PARTNERSHIP D\B\A REPUBLIC BUILDERS, WITH FULL POWER TO MORTGAGE, SELL OR CONVEY AND PART OR ALL OF THE SAME WITHOUT THE JOINDER OF ANY BENEFICIARY, OF RECORD IN BOOK 5116, PAGE 872, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 4938, PAGE 337, AND THE PLAN OF RECORD IN BOOK 4860, PAGE 43, RODCT, SHOWS AN OWNERS CERTIFICATE, A 30-FOOT MINIMUM BUILDING SETBACK LINE FROM SHADOWLAWN DRIVE AND A 20-FOOT EASEMENT FOR PUBLIC UTILITY AND DRAINAGE PURPOSES ALONG THE REAR LINE OF SAID LOT. AND A 2.5 X 25 FOOT ANCHOR EASEMENT LOCATED ON THE NORTHEAST FRONT CORNER OF SAID LOT, AND A 10-FOOT EASEMENT FOR PUBLIC UTILITY ALONG THE FRONT LOT LINE OF PREMISES AS SHOWN ON SAID PLAN.

BOOK 5168 PAGE 780

unimproved ( )
This is improved (X) property, known as 4917 SHADOWLAWN DRIVE, HERMITAGE, TENNESSEE 37076
Number Street City State 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 PAUL FREDERICK JUSTICE, AND TERESA R. JUSTICE HIS WIFE THEIR heirs, successors and assigns, forever.

AND WE do covenant with the said PAUL FREDERICK JUSTICE, AND TERESA R. JUSTICE HIS WIFE 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 except of record.

AND WE, LARRY JONES, AND GLORIA A. JONES HIS WIFE do(es) further covenant and bind OURSELVES OUR heirs and representatives, to WARRANT and forever defend the title to the said land to the said PAUL FREDERICK JUSTICE, AND TERESA R. JUSTICE HIS WIFE THEIR heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR hand S this 8TH day of JULY, 1977

LARRY JONES,

GLORIA A. JONES

{STATE OF TENNESSEE; COUNTY OF DAVIDSON} (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named

LARRY JONES, GLORIA A. JONES,

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE TENNESSEE
State

this 8 day of JULY 1977

Nov 12, 1980
Comission Expires

Thomas D. Lipton
Notary Public

(AFFIX SEAL)

{STATE OF; COUNTY OF 32,000.00} (Corporate Acknowledgment)

JUL-8-77 COUNTY TAX 83.20
JUL-8-77 STATE TAX .50
JUL-8-77 RECORDING FEE 3.00
JUL-8-77 DEED MTG TAX 87.70

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared

with whom I am personally acquainted and who, upon oath, acknowledged self to be (Title) of the

a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)

FILED FOR REFERENCE JUL 8 1 52 PM '77 DAVIDSON COUNTY TENN. REGISTER

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