This Instrument Prepared By:
J. D. E. HERBERT
Hale, Kelley, Herbert & Crawford
4th Floor, L & C Tower
Nashville, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
115-6-86	Mr/Mrs Kenneth Ballew	First Federal Savings & Loan Fourth & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 09350771
8D-68985	953 Davidson Drive	PROPERTY IS ☐ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note dated August 25, 1975 in the original principal sum of $38,400.00, payable to First Federal Savings & Loan Association, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Richard M. Jones and wife, Marsha Ann Jones, to T. I. Holman, Jr., Trustee, as of record in Book 4945, page 420,

RICHARD M. JONES and wife, MARSHA ANN JONES

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto KENNETH M. BALLEW and wife, MARY L. BALLEW

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 2 on the Plan of West Meade Hills, as record in Book 2900, page 52.

Said Lot No. 2 fronts 155 feet on the southerly margin of Davidson Drive and extends back 199.9 feet on the westerly line and 255 feet on the easterly line to a dead line in the rear, which is a broken line on which it measures 205.2 feet.

Being the same property conveyed to Richard M. Jones and wife, Marsha Ann Jones, by deed from Daniel S. Pfahl and wife, Ruth K. Pfahl, as of record in Book 4945, page 418.

This conveyance is made subject to restrictions in Book 2998, page 13.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1977 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 6th day of July, 1977.

Richard M. Jones

Richard M. Jones

7/6/77

Marsha Ann Jones

Marsha Ann Jones

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5169 PAGE 42

Before me, DAVID B. HERBERT, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Richard M. Jones and wife, Marsha Ann Jones

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, the 6th day of July, 19 77.

My commission expires: 7-27-77

Notary Public

DAVID B. HERBERT NOTARY PUBLIC DAVIDSON CO.

STATE OF
COUNTY OF

JUL 11 F CONV 51,950.00
JUL 11 F S'TAX B* 134.96
JUL 11 F PRTEE B* .50
JUL 11 F WDEED B* 4.00 * 139.44

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

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

Witness my hand and official seal at _____, this, the _____ day of _____, 19_____.

My commission expires:

Notary Public

MARY ANN SELLEY NOTARY PUBLIC DAVIDSON CO.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS

$ 51,950.00

Affiant

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

MY COMMISSION EXPIRES: 8-20-78 (AFFIX SEAL) Mary Ann Selley Notary Public

WARRANTY DEED

FROM
RICHARD M. JONES AND WIFE

TO
KENNETH M. BALLEW AND WIFE

E 13494

IDENTIF. REFERENCE

JUL 11 9 17 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

Notary Public