BOOK 5189 PAGE 207

MAIL TAX NOTICE TO:
Maloye Bragg
1804 Long Ave.
Nash. Tenn.

Map. 94-2 Par. 108

THIS DEED OF CONVEYANCE, executed and delivered by JANIE B. POND, a widow, hereinafter called the grantor, to MRS. MALOYE BRAGG, hereinafter called the grantee;

WITNESSETH: That, for and in consideration of the sum of TEN THOUSAND & NO/100 ($10,000.00) DOLLARS, paid and to be paid as hereinafter set out, I, the said grantor, have this day bargained and sold and do by these presents hereby sell, transfer and convey unto the said grantee, heirs and assigns, certain property situate in Davidson County, Tennessee, described more particularly as follows, to-wit:

This instrument prepared by
LOOS, WALTON & JONES
ATTORNEYS AT LAW
Springfield, Tennessee
By

BEING the easterly 35 feet of Lot No. 233 and the westerly 7½ feet of Lot No. 234 on the Plan of the Edgefield Land Company's First Subdivision, as of record in Book 57, page 130, Register's Office for Davidson County, Tennessee.

Said parts of Lots No. 233 and 234 front together 42½ feet on the southerly side of Long Avenue and run back between parallel lines 150 feet to an alley.
And being the same property conveyed to G. A. Pond and wife, Janie B. Pond, of record in Book 981, at page 200, Register's Office for Davidson County, Tennessee; the said G. A. Pond is now deceased, leaving the grantor, Janie B. Pond, surviving as tenant by the entirety and sole owner of said property.

TO HAVE AND TO HOLD the premises aforesaid, together with all appurtenances and immunities thereto pertaining, unto the said grantee, heirs and assigns, forever.

The grantor covenants with the grantee, heirs and assigns: (1) That she is lawfully seized in fee of said premises; (2) That she has a good and perfect right to make this conveyance;

(3) That said premises are unincumbered; and (4) That she will warrant and defend the title in and to said premises against the lawful claims and demands of all persons whomsoever.

OF THE CONSIDERATION AFORESAID, the grantee has paid to the grantor, in cash, the sum of TWO THOUSAND & NO/100 ($2,000.00) DOLLARS, receipt of which is hereby acknowledged. For the balance of the consideration, the grantee has this day and date executed, made payable to the order of and delivered to grantor her certain promissory note in the principal amount of EIGHT THOUSAND & NO/100 ($8,000.00) DOLLARS, bearing interest from date at _____ percent per annum, said note being payable in ninety-six (96) equal monthly installments which include principal and interest, said monthly installments being NINETY TWO & 89/100 ($92.89) DOLLARS, with the first payment of principal and interest being due and payable on July 27, 1977, and monthly thereafter until paid in full, and contracting to secure the payment of said principal and interest as aforesaid, a vendor's lien is retained on the premises above described.

IN TESTIMONY WHEREOF, the grantor has hereunto set her signature, this the 23d day of June, 1977, at Springfield, Tennessee.

Janie B. Pond
(Janie B. Pond)

JUL 11 77	CONV	10,000.00			
JUL 11 77	S'TAX		B*	26.00	
JUL 11 77	FEE		B*	.50	
JUL 11 77	W'DEED		B*	4.00	
JUL 11 77	W'DEED		B*	2.00	* 32.50

BOOK 5169 PAGE 209

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JANIE B. POND, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within deed instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 23rd day of June, 1977, at Springfield, Tennessee.

Mabel A Jones
NOTARY PUBLIC

My commission expires: 9/28/1979

MICHAEL R. JONES NOTARY PUBLIC DAVIDSON

E 13578

IDENTIF. REFERENCE T

JUL 11 10 33 AM '77

FELIX A. ... REGISTER DAVIDSON COUNTY, TENN.

* *

I, or we, hereby swear or affirm, that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $10,000.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Affiant

SWORN TO AND SUBSCRIBED before me, this the 11th day of July, 1977.

W. W. Williams Jr.
NOTARY PUBLIC or REGISTER

My commission expires: _____.