WARRANTY DEED BOOK 5179 PAGE 505

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7750

Larry J. Burge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF Aug. 1977.

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TRABER & ROBINSON, ATTYS. 107 DONELSON PIKE, NASHVILLE, TN. 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
XAVIER PROPERTIES (NAME)	SAME (NAME)	
4902 INGLEWOOD CT. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	72-14
NASHVILLE, TN. 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	70

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, DONALD R. KINZER AND WIFE, MARIE KINZER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DANIEL T. LEECH AND WIFE, SARA LEECH AND LARRY J. BURGE

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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 12 ON THE MAP OF SUBDIVISION OF HOME LOT IN CHESTERFIELD PLACE, AS OF RECORD IN BOOK 421, PAGE 5, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF CHESTER, FORMERLY CHESTERFIELD AVENUE, AND CHAPEL AVENUE; THENCE WITH THE NORTHERLY MARGIN OF CHESTER AVENUE, WESTWARDLY 62.5 FEET TO A POINT 12.5 FEET EAST OF THE CORNER OF LOTS NOS. 11 AND 12; THENCE NORTHWARDLY AND PARALLEL WITH THE LINE BETWEEN SAID TWO LOTS, 132 FEET; THENCE EASTWARDLY 62.5 FEET; THENCE SOUTHWARDLY 10 FEET; CONTINUING IN THE SAME DIRECTION AND WITH THE WESTERLY MARGIN OF CHAPEL AVENUE, 122 FEET IN ALL 132 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO DONALD R. KINZER AND WIFE, MARIE KINZER BY DEED FROM E.W. WILKERSON AND ROY HIXSON, AS OF RECORD IN BOOK 4707, PAGE 828, REGISTER'S OFFICE FOR SAID COUNTY.

unimproved ( )
This is improved (X) property, known as CHESTER AVE. NASHVILLE, TN.
(House Number) (Street) (P. O. Address) (City or Town) (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 2nd day of AUGUST, 19 77

Donald R. Kinzer x Marie Kinzer

BOOK 5179 PAGE 506

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 DONALD R. KINZER AND WIFE, MARIE KINZER*

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, TN. this 2 day of AUGUST, 1977

Commission Expires 6/23/79 E. R. Wilkerson, Notary Public.

STATE OF _____
_____ 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 {his oath / their several oaths} acknowledged {himself / themselves} 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 purpose 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

E 102273

T
IDENTIF. REFERENCE

AUG 3 12 49 PM '77

FELIX A. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

AUG-3 77	CONV	*7,750.00			
AUG-3 77	S'TAX		B*	20.02	
AUG-3 77	PR'FEE		B*	.50	
AUG-3 77	W'DEED		B*	4.00	* 24.52

WARRANTY DEED

FROM

DONALD R. KINZER ET UX

TO

DANIEL T. LEECH ET AL

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York

William G. Fraser
P. O. Box 2255
Nashville, Tenn. 37214