WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15861.87

William T. Howell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF September 19 76

Notary Public

MY COMMISSION EXPIRES: 7/25/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, TN. 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William L. Renick, Jr. (NAME)	Mortgage Associates, Inc. (NAME)	72-13-364
2704 Bluefield Ave. (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Dr. (STREET ADDRESS)	
Donelson, TN. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia, 30328 (CITY) (STATE) (ZIP)	

Mail

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, Cordell H. McBroom and wife, Sandra T. McBroom

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William L. Renick, Jr.

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. 1 of Block "A" on the Plan of Tim H. Moore's Subdivision of part of A.W. Johnson and G.P. Smith's Subdivision, as of record in Book 332, page 107 and being known as Lot No. 4 on a Resubdivision of part of Block "A", described according to a survey made by plan reference is herein made for a more complete description of metes and bounds.

Being the same property conveyed to Cordell H. McBroom and wife, Sandra T. McBroom by deed from Jimmy F. Howell and wife, Jackey Howell of record in Book 5047, pg. 155, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1219 Emmett Street, 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 27th day of July, 19 76

X Cordell H. McBroom

X Sandra T. McBroom

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 Cordell H. McBroom and wife, Sandra T. McBroom

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 day of July, 1976

Commission Expires August 1, 1977 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 27671

IDENTIF. REFERENCE

SEP 23 3 13 PM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

SEP 23 77	CONV	15,861.87			
SEP 23 77	S'TAX		B*	41.34	
SEP 23 77	PR'FEE		B*	.50	
SEP 23 77	W'DEED		B*	4.00	* 45.84

WARRANTY DEED

FROM
Cordell H. McBroom et ux

TO
William L. Renick, Jr.

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York