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WARRANTY DEED BOOK 5220 PAGE 412

IDENTIF. REFERENCE

Nov 9 11 18 AM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $19,254.69

John M. Gossett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF Nov., 1977.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 107 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Gossett (NAME)	THARPE & BROOKS MORTGAGE BANKERS (NAME)	94-1-88
2504 Meadowood Drive (STREET ADDRESS OR ROUTE NUMBER)	615 Peachtree Street N.E. (STREET ADDRESS)	
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30308 (CITY) (STATE) (ZIP)	

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, James E. Coleman, Jr. and wife, Elizabeth H. Coleman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Gossett and wife, Ramona O. Gossett

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 Lot No. 97 on the Map of Payne, Blakemore, and Cummings' Addition to Nashville, of record in Book 57, page 70, Register's Office for Davidson County, to which reference is made for a more complete description.

Being the same property conveyed to James E. Coleman, Jr. and wife, Elizabeth H. Coleman by deed from the Administrator of Veterans' Affairs, as of record in Book 4969, page 203, Register's Office for said County.

NOV-97	CONV	19,254.69			
NOV-97	S'TAX		B*	50.18	
NOV-97	PR'FEE		B*	.50	
NOV-97	W'DEED		B*	4.00	* 54.68

This is unimproved ( ) improved (X) property, known as 615 (House Number) 13th Street South (Street) Nashville, Tenn. 37206 (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 31 day of Aug., 1977

James E. Coleman Jr. Elizabeth H. Coleman

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 James E. Coleman, Jr. and wife, Elizabeth H. Coleman

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 31st day of Aug., 19 77

Commission Expires 10/28/78 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

RETURN TO:
DICK WINECOFF, REALTORS
4207 LEBANON ROAD
HERMITAGE, TENN. 37076

WARRANTY DEED

FROM
James E. Coleman, Jr.
et ux

TO
John M. Gossett
et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seizin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York