BOOK 5228 PAGE 329

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ms Peggy L. Patterson		Map 133
(NAME)	(NAME)	
3500 Sanders Ave	Same	Par 523
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville 37211 Tenn		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------

----------*Dollars,*
and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, James Phillip Boyd, Jr., Dorothy Boyd Dale, Mary Ruth Boyd Mayfield, Walter C. Boyd and Fred W. Boyd

have this day bargained and sold, and do hereby transfer and convey unto the said

Peggy L. Patterson, her

(successors), *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 413 on the Map of Sunrise Heights, Second Addition, as of record in Book 421, page 46, Register's Office for said County.

Said Lot No. 413 fronts 50 feet on the easterly side of Calhoun Avenue and extends back on the northerly line with the southerly line of Raymond Street 150 feet, and 150 feet on the southerly line to an alley, and measures 50 feet thereon.

Being the same property conveyed to James Phillip Boyd, Jr., Dorothy Boyd Dale, Mary Ruth Boyd Mayfield, Walter C. Boyd and Fred W. Boyd by deed from Mary Ruth Mayfield of record in Book 4436, page 934, Register's Office for Davidson County, Tennessee.

This Instrument Was Prepared By
Phillip Saindon (gj)
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,950.00

Subscribed and sworn to before me, this the 15 day of Nov 19 77

Affiant, Peggy L. Patterson

My commission expires: 10-5-80 (Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: ..... City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Peggy L. Patterson, her

(successors) *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Peggy L. Patterson, her

(successors) *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 15 *day of* Nov, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Walter C. Boyd — James Phillip Boyd, Jr.

x Mary Ruth Boyd Mayfield — Dorothy Boyd Dale

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Edward W. Hill, *a Notary Public in and for said County and State,* James Phillip Boyd, Jr., Dorothy Boyd Dale, Walter C. Boyd and Fred W. Boyd

*the within named 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* 15 *day of* Nov, 1977

Edward W. Hill *Notary Public*

Commission expires 10-5-80

Personally appeared before me, Dorothy Ann Carlson, a Notary Public in and for said County and State, the within named Mary Ruth Boyd Mayfield

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

Witness my hand and official seal at Brentwood this 23 day of November, 1977

MY COMMISSION EXPIRES FEBRUARY 3, 1980

Dorothy Ann Carlson, Notary Public.

Commission Expires

this ..... *day of* ....., 19.....

Notary Public

Commission expires .....

ED HILL REALTY CO.
2221 NOLENSVILLE RD.

WARRANTY DEED

FROM

JAMES PHILLIP BOYD, JR., ET AL

TO

PEGGY L. PATTERSON

DEC-17	CONV	11,950.00			
DEC-17	S'TAX		B*	30.94	
DEC-17	PR'FEE		B*	.50	
DEC-17	W'DEED		B*	4.00	* 35.44

39462

IDENTIF. REFERENCE

DEC 1 8 33 AM '77

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON