WARRANTY DEED

BOOK 5232 PAGE 427

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James B. Shearon	same	Map 91-10 KS
(NAME) 518 Snyder Ave	(NAME)	par 247
(STREET ADDRESS OR ROUTE NUMBER) Nashville. Tenn. 37209	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Three Thousand and no/100 - - - - - - - - - - - - - - - - *Dollars,*

cash in hand paid by James B. Shearon and wife Mary Ruth Shearon, the receipt of which is hereby acknowledged.

We, Albert L. Craft and Sara Jane Craft

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

James B. Shearon and wife Mary Ruth Shearon

their *(successors), heirs and assigns,*

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

Being lot No. 5 on the plan of J. M. Davidson's Subdivision of Block "B" in Vernon and Lovell's Holman Heights Subdivision, as of record in book 332, page 25, Register's Office for said County.

Said lot No. 5 fronts 50 feet on the westerly side of Foster Street and extends back between parallel lines 155 feet to an alley.

Being part of the property conveyed to Mary Ann Craft for life with remainder to Albert L. Craft and Sara Jane Craft by deed from A.L. Fisk and wife of record in book 1680, page 376, said Register's Office, the said Mary Ann Craft having since died.

Taxes for the year 1977 are prorated and assumed by grantees.

This instrument was prepared by James R. Wyatt, 100 39th. Ave. No. Nashville, Tenn.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 3,000.00

Subscribed and sworn to before me, this the 12th day of December 19 77

Affiant

My commission expires: 2-7-79 (Affix Seal)

Notary Public

This is { unimproved / improved (X) } property, known as 517 Snyder Street (House Number) (Street) Nashville, Tenn. 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

James B. Shearon and wife Mary Ruth Shearon

their *(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*

James B. Shearon and wife Mary Ruth Shearon

their

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

Witness our hands *this* 10th *day of* December, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sara Jane Craft.

Albert L. Craft

BOOK 5232 PAGE 428

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Wilson }

Personally appeared before me, Lewis Vaden, a Notary Public in and for said County and State, Sara Jane Craft

the within named 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 Lebanon, Tennessee, this 10th day of December, 19 77.

Lewis Vaden Notary Public

Commission expires April 29, 1981

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, John B. Duncan, a Notary Public of the State and County aforesaid, personally appeared Albert L. Craft, with whom I am personally acquainted, and who, ~~upon oath~~, acknowledged ~~self~~ ~~executed~~ the ~~foregoing~~ instrument for the purpose therein contained, ~~by signing the name of~~ ~~the~~ ~~corporation~~ that ~~he as such~~ he executed the foregoing instrument for the purpose therein contained, ~~by signing the name of the corporation by himself as~~ ~~such~~.

Witness my hand and seal, at office in Nashville, this 12th day of December, 19 77.

John B. Duncan Notary Public

Commission expires 2-7-79

DEC 12 77 CONV *3,000.00
DEC 12 77 S'TAX B* 7.80
DEC 12 77 PR'FEE B* .50
DEC 12 77 W'DEED B* 4.00 * 12.30

WARRANTY DEED

FROM

Albert L. Craft, etal

TO

James R. Shearon, etux

E 41346

IDENTIF. REFERENCE

DEC 12 2 50 PM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238