FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December 19 77.

Notary Public

MY COMMISSION EXPIRES: 8-15-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 20th Floor, First American Center, Nashville, Tennessee 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan Clingan, et vir Donald Sullivan, et ux (NAME)	REALTY MORTGAGE, INC. (NAME)	8DA-56590
5535 Oakmont Circle (STREET ADDRESS OR ROUTE NUMBER)	2200 Century Parkway (STREET ADDRESS)	Map 103-6
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia (CITY) (STATE) (ZIP)	Par 37

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, HARVILL F. JAKES and wife, ELIZABETH JAKES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD SULLIVAN and wife, LEILA SULLIVAN
SUSAN SULLIVAN CLINGAN and husband LARRY W. CLINGAN

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. 18 on the Revised Plan of Richland Meadows, Section IV, as of record in Book 2330, page 95, Register's Office for said County.

SAID Lot No. 18 fronts 65 feet on the south side of Oakmont Circle and runs back between lines, 145.2 feet on the east line, and 161.8 feet on the west line to a dead line in the rear which is a broken line measuring 81.8 feet thereon.

BEING the same property conveyed to Harvill F. Jakes and wife, Greta E. Jakes by deed from Pyramid Property Company, A Tennessee Corporation, of record in Book 2741, page 287, Register's Office for Davidson County, Tennessee. The said Greta E. Jakes having been divested of her right, title and interest to this property by virtue of a decree of the Fourth Circuit Court of Davidson County, Tennessee being No. 46230, found in Minute Book 53, page 26, Circuit Court Clerk's Office. Said decree is of record in Book , page , Register's Office for Davidson County, Tennessee.

The said Elizabeth Jakes joins in this conveyance to convey any right, title and interest she may have in subject property.

This is unimproved ( ) improved (X) property, known as 5535 Oakmont Circle, Nashville, Tennessee 37209
(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 hands this 16th day of December, 19 77

Elizabeth Jakes
Elizabeth Jakes

X Harvill F. Jakes
Harvill F. Jakes

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harvill F. Jakes and wife, Elizabeth Jakes

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 16th day of December 19 77.

Commission expires 8/15/79

Betty G Chrisman
Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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

WARRANTY DEED

FROM

HARVILL F. JAKES, et ux

TO

DONALD SULLIVAN, et ux

SUSAN SULLIVAN CLINGAN, et vir

E 43025

IDENTIF. REFERENCE

DEC 22 10 43 AM '77

FEE & REGISTER

File Box 7 Alan L. Saturn, Atty.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 22 77	CONV	25,500.00			
DEC 22 77	S'TAX		B*	66.30	
DEC 22 77	PR'FEE		B*	.50	
DEC 22 77	W'DEED		B*	4.00	* 70.80