BOOK 5236 PAGE 430

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $4,000.00

James S. Vincent, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF December, 1977.

Mary E. Yarbrough
Notary Public

MY COMMISSION EXPIRES: 3/12/79.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Alan L. Saturn, Atty., 20th Fl.- First American Center, Nashville, Tn 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James S. Vincent, Jr. (NAME)	Same (NAME)	Map 70-3
2629 Old Buena Vista Pk. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	par. 51
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	(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, ODELL MENEESE and wife GLORIA MENEESE HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES S. VINCENT, 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:

BEING part of Lot No. 6 on the unrecorded plan of the subdivision of the J. S. Spurlock Lands, described partly according to a survey made by Z. J. Wilkinson, Surveyor, June 17, 1963, as follows:

BEGINNING on the westerly margin of the Old Buena Vista Road at a point 150 feet north of the northeast corner of the property conveyed to Samuel H. Buckner, and wife, by deed from M. H. Webb and wife, of record in Book 3618, page 316, Register's Office for said County; thence with said Road north 44 deg. 45 min. west 50 feet; thence south 45 deg. 15 min. west 390 feet; thence south 14 deg. 15 min. east 59 feet thence north 45 deg. 15 min. east 422 feet to the beginning.

BEING the same property conveyed to Odell Meneese and wife Gloria Meneese, by deed from M. H. Webb and wife Ida Nell Webb, of record in Book 3671, page 456, Register's Office for Davidson County, Tennessee.

Water rights in and to a well and pump located to the south of the property herein described are hereby conveyed to the Grantees in this instrument.

This is unimproved ( ) improved (X) property, known as 2629 Old Buena Vista Pk., 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 hands this 20th day of December, 1977

Odell Meneese
ODELL MENEESE

Gloria Meneese
GLORIA MENEESE

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ODELL MENEESE and wife GLORIA MENEESE

the bargainors, 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 20th day of December 19 77.

Commission expires 3/12/79

Mary E. Yarbrough
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, 20th day of December, 1977, 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
Odell Meneese and wife,
Gloria Meneese

TO
James S. Vincent, Jr.

Please record and file in Box "7"

E 4 3 1 3 6

IDENTIF. REFERENCE

DEC 22 2 09 PM '77

FELIX Z. [illegible] REGISTER
DAVIDSON [illegible]

DEC 22 77	CONV	*4,000.00			
DEC 22 77	S'TAX		B*	10.40	
DEC 22 77	PR'FEE		B*	.50	
DEC 22 77	W'DEED		B*	4.00	* 14.90

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.