BOOK 5240 PAGE 428

THIS INSTRUMENT WAS PREPARED BY
McKINNEY and EVERETT
ATTORNEYS AT LAW
Suite One 1303 Gallatin Road, North
Madison, Tennessee 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard Shepherd, et ux	SAME	
(NAME) 1204 Eastland	(NAME)	MAP 83-5
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37206	(STREET ADDRESS)	PAR 349
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable considerations,

I, EDWARD BENNETT, an unmarried person, hereinafter called the GRANTOR

have this day bargained and sold, and do hereby transfer and convey unto the said RICHARD SHEPHERD and wife, NANCY R. SHEPHERD, hereinafter called the GRANTEES, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being lot No. 1 on the Map of the Subdivision of part of the Weakley Home Place, of record in book 421, page 36, Register's Office for said County.

Said lot No. 1 fronts 73.7 feet on the easterly side of 14th. Street and runs back between parallel lines with the northerly margin of Franklin Avenue 150 feet to an alley.

Being the same property conveyed to Edward Bennett, an unmarried person, by deed from Cornelia T. Miller, a widow, of record in Book 4430, Page 428, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,000.00

Subscribed and sworn to before me, this the 4th day of January, 19 78

Affiant Edward Bennett

My commission expires: May 19, 1979 (Affix Seal)

Notary Public James R. Everett Jr

This is improved ( ) unimproved (X) property, known as 900 No. 14th (House Number) Street (Street) Nashville, Tennessee 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 GRANTEES their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* GRANTEES, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 4th *day of* January, 19 78 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Edward Bennett

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* EDWARD BENNETT

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

Witness my hand and official seal at Madison, *Tennessee, this* 4TH *day of* January, 19 78

Notary Public

Commission expires May 17, 1979

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ..... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., 19.....

Notary Public

Commission expires .....

WARRANTY DEED

FROM

EDWARD BENNETT

TO

RICHARD SHEPHERD, ET UX

E 44801

IDENTIF. REFERENCE

JAN 5 10 53 AM '78

FELIX Z. ... REGISTER
DAVIDSON ... TENN.

JAN-5 78	CONV	12,000.00				
JAN-5 78	S'TAX		8*	31.20		
JAN-5 78	PR'FEE		8*	.50		
JAN-5 78	W'DEED		8*	4.00	*	35.70

Compliments of

Madison Title Company

320 Gallatin Road
MADISON, TENNESSEE 37115

Representing

Chicago Title Insurance Company
CHICAGO, ILLINOIS