FORM NO. WD-1

BOOK 5245 PAGE 130

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 11TH DAY OF JANUARY 19 78

Notary Public

MY COMMISSION EXPIRES: 6-24-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gwendolyn D. Kirby	Churchill Mortgage Corporation	2DA 52340
(NAME)	(NAME)	
1914 Dabbs Avenue	1835 Savoy Drive, N.E., 300	107-5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217	Atlanta, Ga 30341	8
(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, Thomas H. Spence et ux Margie M. Spence

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gwendolyn D. Kirby

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 Lot No. 8 on the Plan of Bel Air, Section 1, of record in Book 2900, Pages 27 and 28, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Thomas H. Spence et ux Margie M. Spence by deed from Luther Daniel Maynard et ux Nancy Ann Maynard of record in Book 4853, Page 991, Register's Office, Davidson County, Tennessee.

Restrictions of record in Book 2959, Page 83 and Book 3096, Page 483, said Register's Office.
Public utility easement and building lines of record in Book 2900, Pages 27 and 28, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

This is ( ) unimproved (X) improved property, known as 1914 Dabbs Avenue (House Number) (Street) Nashville, TN 37217 (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 11TH day of JANUARY, 19 78

Thomas H. Spence

Margie M. Spence

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas H. Spence et ux Margie M. Spence

the bargainor, 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 11TH day of JANUARY, 19 78

Commission expires 6-24-80

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____ (they), 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

E 46981

WARRANTY DEED

FROM
Thomas H. Spence

TO
Gwendolyn D. Kirby

INITIAL REFERENCE

JAN 23 11 11 AM '78

File Box #12

JAN23'78	CONV	26,000.00			
JAN23'78	S'TAX		B*	67.60	
JAN23'78	PR'FEE		B*	.50	
JAN23'78	W'DEED		B*	4.00	* 72.10