BOOK 5255 PAGE 73

FORM NO. WD-1

Do not Publish

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $20,000.00

Virginia M Brooks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF February 19 78

Notary Public

MY COMMISSION EXPIRES: 7/19/81

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 NUMBER
Virginia M. Brooks (NAME)	Same (NAME)	105-7-359
533 Hamilton Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	105-7-360
Nash, Tenn 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	105-7-361

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, ~~###~~ Virginia Mai Coursey, unmarried, surviving tenant by the entirety

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Virginia M. Brooks

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 Lots Nos. 10, 11, 12 and 13 in B. F. Brown's Plan of Rains Spring Property, said Plan being of record in Book No. 57, page 115, Register's Office for said County, to which plan reference is made for a more complete description.

BEING the same property conveyed to James E. Coursey and wife, Virginia Mai Coursey by deeds of record in Book 4436, page 936; Book 4479, page 921 and Book 4619, page 461, Register's Office for Davidson County, Tennessee. The said James E. Coursey having since died.

This is { } unimproved { } improved property, known as 108 110 112 Rains Avenue
(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 my hand this 17th day of February, 19 78

Virginia Mai Coursey

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Virginia Mai Coursey

the 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 Nashville, Tennessee, this 17th day of February 1978

Commission expires 4/6/81

Notary Public

GENE FLOYD NOTARY PUBLIC DAVIDSON COUNTY

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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

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WARRANTY DEED

FROM Virginia Mai Coursey, unmarried

TO Virginia M. Brooks

IDENTIF. REFERENCE

Feb 22 10 02 AM '78

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

File Box 12

FEB 22 78	CONV	20,000.00	B*	52.00	
FEB 22 78	S'TAX		B*	.50	
FEB 22 78	PR'FEE		B*	4.00	* 56.50
FEB 22 78	W'DEED				

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