BOOK 5265 PAGE 141

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roy P. Angel, et ux Fannie L.	Kimbrough-Kavanaugh and Associates	50-15
(NAME)	(NAME)	
339 Dennywood Drive	One Commerce Place	153
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214	Nashville, TN 37239	12DZ300/D
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3653, page 107, Register's Office for Davidson County, Tennessee.

We, Harry Frank Gilbert and wife, Bonnie O. Gilbert

have this day bargained and sold, and do hereby transfer and convey unto the said Roy P. Angel and wife, Fannie L. Angel, their (~~XXXXXX~~), *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 469 on the Plan of Parkwood Estates, Section 3, of record in Book 3300, page 31, Register's Office for said County.

Said Lot No. 469 fronts 78.82 feet on the easterly margin of Qualynn Drive and runs back between lines, the northerly line being 145.8 feet and the southerly line being 137.6 feet to a line in the rear measuring 107.9 feet thereon.

Being the same property conveyed to Harry Frank Gilbert and wife, Bonnie O. Gilbert by deed from Gaines Home Building Corporation of record in Book 3618, page 425, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to purchasers.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me, this the 22 day of March 19 78.

Affiant

My commission expires: 11-12-78 (Affix Seal)

Notary Public at Large

This is unimproved ( ) improved ( ) property, known as ..... (House Number) ..... (Street) ..... 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 Roy P. Angel and wife, Fannie L. Angel, their (~~XXXXXX~~) *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Roy P. Angel and wife, Fannie L. Angel, their (~~XXXXXX~~), *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 22nd *day of* March, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

Harry Frank Gilbert

Bonnie O. Gilbert

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Dewey W Pedigo, *a Notary Public in and for said County and State,* Harry Frank Gilbert and wife, Bonnie O. Gilbert

the within named 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, *this* 22 *day of* March, *19* 78

Dewey W Pedigo
Notary Public

Commission expires 11-12-78

PEDIGO ★ NOTARY PUBLIC ★ TENNESSEE AT LARGE

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 .....

MAR 23 78	CONV	20,000.00			
MAR 23 78	S'TAX		B★	52.00	
MAR 23 78	PR'FEE		B★	.50	
MAR 23 78	W'DEED		B★	4.00	★ 56.50

WARRANTY DEED

FROM
HARRY FRANK GILBERT, ET UX
TO
ROY P. ANGEL, ET UX

E 56022

IDENTIF. REFERENCE

MAR 23 11 36 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON