THIS INSTRUMENT PREPARED BY
[illegible] AND DARROW ATTORNEYS AT LAW
[illegible] OOR THIRD NATIONAL BANK BLDG.
NASHVILLE, TENNESSEE 37219

BOOK 5267 PAGE 247

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Blake J. Cate, Jr. et ux (NAME)	Security Fed Sv & L (NAME)	142 - 11
7161 Willow Creek (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 40447 (STREET ADDRESS)	16
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn 37204 (CITY) (ZONE) (STATE)	of

FOR AND IN CONSIDERATION of the sum of FIFTY EIGHT THOUSAND AND NO/100---------- ----------($58,000.00)---------- *Dollars,*

of which $15,119.58 has been paid in cahs by Blake J. Cate, Jr. and wife. Mary F. Cate, the receipt of which is hereby acknowledged, and for the remainder the said Blake J. Cate, Jr. and wife, Mary F. Cate have assumed and agree to pay the unapid balance of an original indebtedness in the amount of $43,650.00 secured by a Deed of Trust of record in Book 4957 page 945, Register's Office for Davidson County, Tennessee.

We, Russell G. Sincerbox and wife, Joan S. Sincerbox

have this day bargained and sold, and do hereby transfer and convey unto the said Blake J. Cate, Jr. and wife, Mary F. Cate, their

certain real estate in Davidson County, Tennessee, as follows: ~~XXXXX~~ *heirs and assigns,*

Land in Davidson County, Tennessee, being Lot No. 66 on the Plan of Section II, Valley West of record in Book 3600, page 86, Register's Office for Davidson County, Tennessee, as follows;

Said Lot No. 66 fronts 110 feet on the easterly side of Willow Creek Drive and runs back between parallel lines 185 feet to a dead line.

Being the same property conveyed to Russell G. Sincerbox and wife, Joan S. Sincerbox by deed from Patsy E. Apa and wife, Barbara E. Apa of record in Book 4957, page 943, 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 $ 58,000.00

Subscribed and sworn to before me, this the 30 day of March, 1978

Affiant

My commission expires: My Commission Expires Feb. 19, 1979 (Affix Seal)

Notary Public

This is (unimproved ( ) improved (X)) property, known as 7161 Willow Creek, Nashville, Tennessee (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 Blake J. Cate, Jr. et ux, Mary F. Cate, 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.*

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Blake J. Cate, Jr. and wife, Mary F. Cate, their

(~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 30th *day of* March, 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.*

Russell G. Sincerbox

Joan S. Sincerbox

BOOK 5267 PAGE 248

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Raymond H. Darrow, *a Notary Public in and for said County and State,* Russell G. Sincerbox and wife, Joan S. Sincerbox

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, Tennessee *this* 30th *day of* March, *19* 78.

Raymond H. Darrow
Notary Public

Commission expires My Commission Expires Feb. 19, 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 .....

MAR 30 78 CONV 58,000.00
MAR 30 78 S'TAX B* 150.80
MAR 30 78 PR'FEE B* .50
MAR 30 78 W'DEED B* 4.00 * 155.30

WARRANTY DEED

FROM
Russell G. Sincerbox et ux
TO
Blake J. Cate, Jr. et ux

E 57058

IDENTIF. REFERENCE

MAR 30 12 05 PM '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