BOOK 5271 PAGE 990

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James G. Sullivan, et ux	The Lomas & Nettleton Company	1502-20565
(NAME) 6302 Highway 100 ~~Ardee Avenue~~	(NAME) P.O. Box 1056	Map 72-4
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Virginia Beach, VA 23451	Par. 245
(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 4889, page 262, Register's Office for Davidson County, Tennessee.

We, Randall S. Smith and wife, Holly Beth Smith

have this day bargained and sold, and do hereby transfer and convey unto the said

James G. Sullivan and wife, Mary L. Sullivan, their ~~successors~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the northerly one-half of Lot No. 29 of Block "E" on the Map of Country Club Estates of record in Book 843, page 95, Register's Office, Davidson County, Tennessee.

The said part of said lot fronts 50 feet on the easterly side of Ardee Avenue (formerly Mildred Avenue) and runs back between parallel lines 175 feet to the westerly line of Lot No. 14.

Being the same property conveyed to Randall S. Smith and wife, Holly Beth Smith by deed from Raymond J. Harper and wife, Tonya N. Harper of record in Book 5118, page 952, 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 $ 24,800.00

Subscribed and sworn to before me, this the 14 day of April 19 78

Affiant

My commission expires: 6/7/80 (Affix Seal)

Notary Public

STATE OF TENN. DAVIDSON CO. APR 17 1978 1:00 PM

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 James G. Sullivan and wife, Mary L. Sullivan, their ~~successors~~ 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 James G. Sullivan and wife, Mary L. Sullivan, their ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 14 day of April, 1978, this corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Randall S. Smith

X Holly Beth Smith

This Instrument Was Prepared By

Of The Law Firm Pedigo & Gainon
Stahlman Building: Nashville, Tennessee

BOOK 5271 PAGE 991

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Odell Bentley Jr. *a Notary Public in and for said County and State,* Randall S. Smith and wife, Holly Beth Smith *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* 7th *day of* April, *19* 78

Odell Bentley Jr.
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 6/1/80

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 .....

APR 11 78	CONV	24,896.02				
APR 11 78	S'TAX		B*	64.74		
APR 11 78	PR'FEE		B*	.50		
APR 11 78	W'DEED		B*	4.00	*	69.24

WARRANTY DEED

FROM
RANDALL S. SMITH, ET UX

TO
JAMES G. SULLIVAN, ET UX

E 5.9 1.4 0.

IDENTIF. REFERENCE

APR 11 2 08 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

PEDIGO & SAINDON