WARRANTY DEED

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,825.00

Walter S. Clark, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF April 1978.

W. W. Williams
Notary Public

MY ~~COMMISSION EXPIRES~~: Aug. Reg
(~~AFFIX SEAL~~)

Mail

THIS INSTRUMENT WAS PREPARED BY
Walter S. Clark, Jr.; 415 Stahlman Bldg.; Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Gifford (NAME)	Same (NAME)	92-9/68
3317 Torbett (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 372 (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, Henry and Florence Moore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Gifford

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:

Land in Davidson County, Tennessee, being all of Lot No. 48 and the westerly feet of Lot No. 47 in the George E. Jackson's Subdivision of the Marable Tract, as of record in Book 161, page 86, Register's Office for Davidson County, Tennessee.

Said Lot 48 and the westerly feet of Lot No. 47 adjoin and front on the southerly side of Torbett Street, formerly Murry Street, and run back between parallel lines 115 feet to an alley.

That part of Lot No. 47 conveyed by deed from Sallie Digging to Georgia Mae Phillips of record in Book 2497, page 336, R. O. D. C. Tennessee, is excluded from the above description.

Being part of the same property conveyed to Sallie Diggins by deed from James Diggins of record in Book 1383, page 425, R. O. D. C. Tennessee, said Sallie Diggins having since died, leaving as her sole heir Florence Moore, as per Affidavit of Heirship of record in Book , page , R. O. D. C. Tennessee.

This is unimproved (X) improved ( ) property, known as 3317 Torbett Street; Nashville, TN 372
(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 our hand s this 20 day of April, 1978

Florence Moore

Henry Moore

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me, Walter S. Clark, Jr., a Notary Public in and for said County and State, the within named Henry T. Moore and wife Florence Moore

the 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 20 day of April, 1978

Walter S Clark Jr. Notary Public.

Commission Expires August 11, 1981

STATE OF
County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared , with whom I am personally acquainted and who upon {his oath / their several oaths} acknowledged {himself / themselves} to be the and respectively of the the within named bargainor, a corporation, and that {he / they} as such and , being authorized so to do, executed the foregoing instrument for the purpose 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

61027

IDENTIF. REFERENCE

APR 21 9 06 AM '78

FELIX E. WALDIN JR. REGISTER
DAVIDSON COUNTY, TENN.

APR21 78	CONV	*1,825.00			
APR21 78	S'TAX		B*	4.68	
APR21 78	PR'FEE		B*	.50	
APR21 78	W'DEED		B*	4.00	* 9.18

WARRANTY DEED

FROM
Henry and Florence Moore

TO
William Gifford

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.
REPRESENTING
U.S.LIFE TITLE INSURANCE
Company of New York