WARRANTY DEED

BOOK 5276 PAGE 398

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45000-

A.O. Hibler II
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF April, 1978.

Notary Public

MY COMMISSION EXPIRES: 11-28-80

(AFFIX SEAL)

Mail 1

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney, 107 Donelson Pike, Nashville, Tennessee 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A.O. Hibler, II (NAME)	Same (NAME)	96-1
2728 Bluefields Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Part 101
Nashville, TN. 37214 (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, James G. Barr and wife, Janet J. Barr

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A.O. Hibler, II and wife, Drue Ann Hibler

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 the east 55 feet front and 30 feet rear of lot 22 and the west 20 feet front and 30 feet rear of Lot No. 23, on the Map of Bluefields, of record in Book 843, page 16, Register's Office for said County.

Said parts of said lots adjoin and front together 75 feet on the northerly side of Bluefields Avenue and runs back 236 feet more or less on the westerly line of part of lot No. 22 and 237 feet, more or less on the easterly line of part of lot No. 23, to a dead line on which it measures 60 feet.

Being the same property conveyed to James G. Barr and wife, Janet J. Barr by deed from Thomas L. Anderson and wife, Pauline M. Anderson, as of record in Book 5198, page 606, Register's Office for said County.

This is unimproved ( ) improved (X) property, known as 2728 Bluefields Ave., Nashville, TN. 37214
(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 19th day of April, 1978

James G. Barr

Janet J. Barr

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James G. Barr and wife, Janet J. Barr

the bargainors 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, TN., this 19 day of April, 1978

Notary Public.

Commission Expires 11-12-80

STATE OF
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 { 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

E.6.1.2.0.6

IDENTIF. REFERENCE

APR 21 2 13 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR21 78	CONV	45,000.00		
APR21 78 S'TAX	.		B* 117.00	
APR21 78 PR'FEE			B* .50	
APR21 78	W'DEED		B* 4.00	* 121.50

WARRANTY DEED

FROM
James G. Barr et ux

TO
A.O. Hibler, II et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York