WARRANTY DEED

BOOK 5277 PAGE 962

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,506.80

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF April 19 78

Notary Public

MY COMMISSION EXPIRES: October 28, 1978
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DOUGLAS R. BERRY, 907 TWO MILE PARKWAY, GOODLETTSVILLE, TN. 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jean S. Spence (NAME)	Schumacher Mortgage Company (NAME)	25-4
206 Moncrief Avenue (STREET ADDRESS OR ROUTE NUMBER)	5100 Poplar Avenue (STREET ADDRESS)	2.2
Goodlettsville, Tn. 37072 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38137 (CITY) (STATE) (ZIP)	60 14421

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, Danny L. Linville

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jean S. Spence, unmarried

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:

A tract of land in the 10th Civil District being part of the land conveyed to W. H. Stevens, et ux by deed recorded in Book 774, page 449, Register's Office for said County, and more particularly described according to a survey by H. Gee, Surveyor, May 15, 1962, as follows:

Beginning at a point in the southerly margin of Moncrief Avenue, common corner of Tracts 1 and 2; thence with the line between Tracts 1 and 2, South 3° 04' East 150 feet to a point; thence South 87° 00' West 72 feet to the common corners of Tracts 2 and 3; thence North 3° 04' west 150 feet to the margin of Moncrief Avenue; thence with said Moncrief Avenue, north 87° 00' east 72 feet to the point of beginning.

Being the same property conveyed to Danny L. Linville by deed from Nancy A. Prentice Thompson of record in Book 4699, page 317, Register's Office for Davidson County, Tennessee.

Cynthia Ann Linville, spouse of the grantor joins in this conveyance, for the purpose of conveying whatever interest she may have in the property.

This is unimproved ( ) improved (X) property, known as 206 Moncrief Avenue, Goodlettsville, Tn. 37072
(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 14 day of April, 19 78

Danny L. Linville
DANNY L. LINVILLE

Cynthia Ann Linville
CYNTHIA ANN LINVILLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Danny L. Linville and Cynthia Ann Linville

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 Goodlettsville, Tennessee this 14 day of April, 1978

Commission Expires October 28, 1978 Douglas M Bass Notary Public

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

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IDENTIF. REFERENCE

APR 26 11 55 AM '78

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

APR 26 78	CONV	24,506.80			
APR 26 78	S'TAX		B*	63.70	
APR 26 78	PR'FEE		B*	.50	
APR 26 78	W'DEED		B*	4.00	* 68.20

WARRANTY DEED

FROM
DANNY L. LINVILLE

TO
JEAN S. SPENCE

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York