This Instrument Prepared By: Ronald B. Buchanan, Attorney
223 Madison Street
Madison, Tennessee 37115

BOOK 5278 PAGE 70

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| THOMAS H. CHERRY, JR., ETUX | | 91 - 2 |
| (NAME) 115 Powell | (NAME) Same | 18 |
| (STREET ADDRESS OR ROUTE NUMBER) HENDERSONVILLE, TENN. 37075 | (STREET ADDRESS) | 10 050205 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

FOR AND IN CONSIDERATION of the sum of ---------- TEN AND NO/100 ----------
---------- ($10.00) ---------- Dollars,
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

JUDI A. TINNIN and husband, FRAN P. TINNIN, hereinafter referred to as Grantors,

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

THOMAS H. CHERRY, JR. and wife, SAUNDRA H. CHERRY, hereinafter referred to as Grantees, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Breckenridge Valley Subdivision as of record in Plat Book 4460, page 167, Register's Office for Davidson County, Tennessee.

Said Lot No. 18 fronts 113.57 feet on the north side of Breckenridge Court and extends back 233.39 feet on the east line and 333.34 feet on the west line to a dead line measuring 249 feet thereon.

Being a portion of the same property conveyed to Judi A. Tinnin, by deed from Fran P. Tinnin of record in Book 5021, page 896, Register's Office for Davidson County, Tennessee. Fran P. Tinnin, husband of Judi A. Tinnin, joins in this conveyance for the purpose of conveying any right, title or interest he may have in said property, marital or otherwise.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,000.00

Subscribed and sworn to before me, this the 21 day of April 19 81

Affiant Thomas H. Cherry Jr.

My commission expires: April 25, 1981 (Affix Seal)

Notary Public Hubert L. Baker

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 grantees, 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 for taxes for 1978 which are this date prorated and assumed by Grantees. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 21 day of April, 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.

Fran P. Tinnin

Judi A. Tinnin

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Judi A. Tinnin and husband, Fran P. Tinnin

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 Madison, Tennessee, this 21 day of April, 1978.

Commission expires April 25, 1981 Hubert L. Baker Notary Public

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.....

Commission expires..... .....Notary Public

| | | | | | |
|---|---|---|---|---|---|
| APR26 78 | CONV | 12,000.00 | | | |
| APR26 78 S'TAX | | | B* | 31.20 | |
| APR26 78 PR'FEE | | | B* | .50 | |
| APR26 78 | W'DEED | | B* | 4.00 | * 35.70 |

WARRANTY DEED

FROM

JUDI A. TINNIN, ET VIR

TO

THOMAS H. CHERRY, JR., ET UX

E 62005

T

IDENTIF. REFERENCE

APR 26 2 42 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115