This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

BOOK 5278 PAGE 244

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lawrence Edward Davis, Jr. et ux	The Lomas & Nettleton Company	Map 83-8
(NAME) 511 Rosebank Avenue	(NAME) 175 Orange Street	Parcel 140
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) New Haven, Conn. 06510	
(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 by Lawrence Edward Davis, Jr. and wife, Monica L. Davis and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Clarence Wesley Helm and wife, Ann Helm,

have this day bargained and sold, and do hereby transfer and convey unto the said Lawrence Edward Davis, Jr. and wife, Monica L. Davis, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Rosewood Heights, Section 1, of record in Book 2133, page 38, Register's Office for said County.

Said Lot No. 20 fronts 75 feet on the southerly side of Rosebank Avenue and runs back 156.9 feet on the westerly line and 162.7 feet on the easterly line to a dead line in the rear on which it measures 75.3 feet.

Being the same property conveyed to Clarence Wesley Helm, Jr. and wife, Ann Helm, by deed from Frank D. Morrison and wife, Maxine B. Morrison, of record in Book 4852, page 815, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a public utility easement, a minimum building setback line and conditions of owner's certificate, as shown on plan of record in Book 2133, page 38; and restrictive covenants of record in Book 2141, page 97, 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 $ 32,900.00

Subscribed and sworn to before me, this the 25th day of April 19 78

Affiant Lawrence Edward Davis Jr.

My Commission expires: 4/18/82 (Affix Seal)

Notary Public Nancy L. Katz

This is (unimproved) (X) property, known as 511 Rosebank Avenue, Nashville, Tennessee
(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 Lawrence Edward Davis, Jr. and wife, Monica L. Davis, 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 1978 taxes which are prorated and assumed by the grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Lawrence Edward Davis, Jr. and wife, Monica L. Davis, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 25th *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.*

Clarence Wesley Helm

Ann Helm

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* Clarence Wesley Helm and wife, Ann Helm,

..... *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* 25th *day of* April, *19*78

Nancy L. Kota
Notary Public

NANCY L. KOTA NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 4/18/82

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 .....

APR27'78	CONV	32,900.00			
APR27'78	S'TAX		B*	85.54	
APR27'78	PR'FEE		B*	.50	
APR27'78	W'DEED		B*	4.00	* 90.04

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
Clarence Wesley Helm et ux

TO
Lawrence Edward Davis, Jr. et ux

E 6 2086

IDENTIF. REFERENCE

APR 27 8 55 AM '78

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238