BOOK 5278 PAGE 308

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,155.27

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF APRIL, 1978

Notary Public

MY COMMISSION EXPIRES: 2-21-79

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Imogene F. Spivey (NAME)	National Mortgage Co. (NAME)	133-2
3218 Avanel Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 (STREET ADDRESS)	197
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	6DA-29663

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 Billy Ray and wife Novella Ray

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Imogene F. Spivey

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 Lot No. 7 on the Plan of Dr. Z. C. Gammel's Subdivision, a part of D. C. Buell's Tract, of record in Book 2083, page 73, Register's Office for said County, to which said plan reference is hereby made for a complete legal description of said lot.

BEING the same property conveyed to Billy Ray and wife, Novella Ray by deed from James Andrew Winters and wife, Evelyn Winters, of record in Book 4586, page 598, Register's Office for said County.

This conveyance, however, is subject to a certain Deed of Trust, recorded in Book 4586, page 600, said Register's Office, securing a promissory note dated March 23, 1972, payable to the order of National Mortgage Company, with a present unpaid principal balance of approximately $16,673.27, which the Grantee herein hereby assumes and agrees to pay. The escrow account in connection with said loan, if any, is hereby transferred to the Grantee herein. This conveyance is further subject to any and all easements, restrictions and rights of way of record.

This is unimproved ( ) improved (XX) property, known as 3218 Avanel Avenue (House Number) (Street) Nashville, TN 37211 (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 hands this 25TH day of APRIL, 1978

Billy Ray Billy Ray

Novella Ray Novella Ray

STATE OF TENNESSEE
Davidson County

BOOK 5278 PAGE 309

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Billy Ray and wife Novella Ray

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 25TH day of APRIL, 19 78.

Commission expires 2-21-79

Notary Public

STATE OF TENNESSEE
Davidson 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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) and _____, being authorized so to do, executed the foregoing instrument for the purposes 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

WARRANTY DEED

FROM Billy Ray

TO Imogene F. Solvey

E. 6. 2 1. 3. 1.

IDENTIF. REFERENCE

APR 27 10 25 AM '78

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

APR27'78	CONV	34,155.27			
APR27'78	S'TAX		B*	88.92	
APR27'78	PR'FEE		B*	.50	
APR27'78	W'DEED		B*	4.00	* 93.42