PREPARED BY:
James L. Smith, Attorney
140 North Main Street
Goodlettsville, TN 37072

BOOK 5283 PAGE 316

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kirby Clifton	SAME	16
(NAME)	(NAME)	Par 139
847 Springfield Hwy.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville Jr.		
(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 Kirby Clifton and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, E. G. Bracy and wife, Hazel W. Bracy,

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

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 10th Civil District of Davidson County, Tennessee, being Lot No. 55 on the plan of Lama Terra, Section One, of record in Book 4860, page 33, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being a portion of the same property conveyed to E. G. Bracy and wife, Hazel W. Bracy, a/k/a Edward Grigsby Bracy, Jr., and wife, Hazel Walker Bracy, by deeds of record in Book 1675, page 11, and book 4819 page 184, Register's Office for Davidson County, Tennessee; the said E. G. Bracy and Edward Grigsby Bracy, Jr., being one and the same person, and the said Hazel W. Bracy and Hazel Walker Bracy being one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7,500.00

Subscribed and sworn to before me, this the 3rd day of May 1978

Affiant

My commission expires: 4-25-80 (Affix Seal)

Notary Public

This is (unimproved ( ) improved (X)) property, known as Lot No. 55, Lama Terra Drive, (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 Kirby Clifton, his *(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Kirby Clifton, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 3rd *day of* May, 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.*

E. G. Bracy

Hazel W. Bracy

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Joan Denham, *a Notary Public in and for said County and State,* E. G. Bracy and wife, Hazel W. Bracy,

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 Goodlettsville, Tennessee
this 3rd *day of* May, *19* 78.

Joan Denham
Notary Public

NOTARY PUBLIC OF DURHAM COUNTY, NORTH CAROLINA AT LARGE

Commission expires 2/28/81

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 .....

MAY-9 78	CONV	*7,500.00			
MAY-9 78 S'TAX			B*	19.50	
MAY-9 78 PR'FEE			B*	.50	
MAY-9 78	W'DEED		B*	4.00	* 24.00

WARRANTY DEED

FROM

E. G. BRACY, ET UX

TO

KIRBY CLIFTON

E 64377

IDENTIF. REFERENCE

MAY 9 1 45 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Madison Title Company

Greenhills Office

Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215

Representing

Chicago Title Insurance Company
CHICAGO, ILLINOIS