WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $47,950.00

Thomas O. Kingsmill
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May, 1978.

Notary Public

MY COMMISSION EXPIRES: 8-21-81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney, 107 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas O. Kingsmill et ux (NAME)	Molton, Allen & Williams, Inc. (NAME)	3 DZ 61352
3208 Jonesboro Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 10025 (STREET ADDRESS)	MAP 96-15
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35202 (CITY) (STATE) (ZIP)	PARCEL 59

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, Samuel Cornelius Himes and wife, Madonna Himes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas O. Kingsmill et ux Dianalea G. Kingsmills

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. 66 on the Plan of Hickory Bend, Section 3, as of record in Plat Book 3600, page 42, Register's Office for said County.

Said Lot No. 66 fronts 63.00 feet on the northerly side of Jonesboro Drive and runs back 163.5 feet on the westerly line and 168.0 feet on the easterly line to a dead line in the rear measuring 100 feet thereon.

Being the same property conveyed to Samuel Cornelius Himes and wife, Madonna Himes by deed from R.W. Cravens Company, Inc. as of record in Book 3838, page 323, said Register's Office.

THIS conveyance is subject to restrictive covenants of record in Book 3642, Page 478, Register's Office for Davidson County, and any existing easements of record.

This is unimproved ( ) improved (X) property, known as 3208 Jonesboro Drive, Nashville, TN 37214
(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 16th day of March, 19 78

Samuel Cornelius Himes

Madonna Himes

BOOK 5286 PAGE 42

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Smauel Cornelius Himes and wife, Madonna Himes

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, Tn., this 16 day of March, 1978

Commission Expires 11/30/78 John M. Garrett, 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

65566

IDENTIF. REFERENCE

MAY 16 9 20 AM '78

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

RETURN TO: Leon Stracher, Attorney
Hermitage Professional Mall
Hermitage, TN 37076

MAY	CONV	47,950.00			
MAY	TAX		B*	124.54	
MAY	FEE		B*	.50	
MAY	W'DEED		B*	4.00	* 129.04

WARRANTY DEED

FROM
Samuel Cornelius Himes et ux

TO
Thomas O. Kingsmill et ux

Dianalea G. Kingsmill

TITLE INSURED BY POLICY NUMBER:

Compliments of
Title Associates, Inc.
REPRESENTING
U.S. LIFE TITLE INSURANCE
Company of New York