BOOK 5294 PAGE 388

78-5-63
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $37,500.00

Charles G. Tyler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF May, 1978.

Notary Public

MY COMMISSION EXPIRES: 11/7/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 908 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES G. TYLER ETUX (NAME)	MCNEILL MORTGAGE & INVESTMENT CO.INC (NAME)	149-9-73
221 MANATEE COURT (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 11227 (STREET ADDRESS)	02DU 63280
ANTIOCH, TENNESSEE (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TENNESSEE (CITY) (STATE) (ZIP)	

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, WILLIAM K. WISE and wife, LINDA ELAINE WISE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES G. TYLER and CYNTHIA W. TYLER, as tenants in common,

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:

BEING Lot No. 26 on the Plan of Barclay Square, Section 1, of record in Book 4460, page 141, said Register's Office, described as follows:

SAID Lot No. 26 fronts 103.94 feet on the westerly side of Manatee Court and extends back 113.56 feet on the northerly line and 99.52 feet on the southerly line to a broken line in the rear measuring 62.23 feet thereon.

BEING the same property conveyed to William K. Wise and wife, Linda Elaine Wise, by deed from Randall Phillips Builders, Inc. of record in Book 4825, page 363, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 4665, page 648, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is unimproved ( ) improved (XX) property, known as 221 Manatee Court, Antioch, TN
(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 30th day of May, 1978

William K. Wise
WILLIAM K. WISE

Linda Elaine Wise
LINDA ELAINE WISE

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM K. WISE AND WIFE, LINDA ELAINE WISE

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 30th day of May 19 78

Commission expires 11/7/79

Notary Public

NOTARY PUBLIC AT LARGE

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 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 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

FILE IN BOX 4

WARRANTY DEED

FROM

WILLIAM K. WISE AND WIFE,

TO

LINDA ELAINE WISE

CHARLES G. TYLER AND WIFE,

CYNTHIA W. TYLER

E 6 9 2 5 1

IDENTIF. REFERENCE

JUN 6 8 59 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-6 78	CONV	37,500.00			
JUN-6 78	S'TAX		B*	97.50	
JUN-6 78	PR'FEE		B*	.50	
JUN-6 78	W'DEED		B*	4.00	* 102.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.