BOOK 5296 PAGE 55

# WARRANTY DEED

RETURN TO FILE # 2

FROM LARRY JONES AND GLORIA A. JONES HIS WIFE, D\B\A REGENCY HOMES

| | |
|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS: | CURTIS C. SMITH AND DEBRA C. SMITH HIS WIFE<br>4752 TERRAGON TRAIL<br>ANTIOCH, TENNESSEE 37013 |
| SEND TAX BILLS TO: | TENNESSEE HOUSING DEVELOPMENT AGENCY<br>UNITED AMERICAN BANK BUILDING<br>NASHVILLE, TENNESSEE 37219 |
| PREPARED BY: | CLYDE PAUL HOLLAND, ATTORNEY<br>2016 PARKWAY TOWERS<br>NASHVILLE, TENNESSEE 37219 |
| MAP-PARCEL NOS: | 149-5<br>155 |

E 69988

IDENTIF. REFERENCE

JUN 8 1 43 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

(STATE OF TENNESSEE COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,500.00 Affiant Curtis C. Smith

SUBSCRIBED AND SWORN TO BEFORE ME THIS JUNE DATE 8, 1978

NOTARY PUBLIC

COMMISSION EXPIRES 8-[illegible]-81

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------TEN DOLLARS AND NO\100----------

----------($10.00)---------- DOLLARS

CASH IN HAND PAID BY CURTIS C. SMITH AND DEBRA C. SMITH, HIS WIFE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

LARRY JONES AND GLORIA A. JONES HIS WIFE, D\B\A REGENCY HOMES

.....GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

CURTIS C. SMITH AND DEBRA C. SMITH HIS WIFE

..... their (his, her, its) heirs, successors 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. 13 ON THE PLAN OF TERRAGON TRAIL, SECTION 5, AS OF RECORD IN BOOK 5050, PAGE 87, REGISTERS OFFICE FOR SAID COUNTY.

SAID LOT NO. 13 FRONTS 66.15 FEET ON THE WESTERLY SIDE OF TERRAGON TRAIL AND EXTENDS BACK BETWEEN PARALLEL LINES 130 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO LARRY JONES, D\B\A REGENCY HOMES, BY DEED FROM MARION THURMAN AND WIFE, EVA M. THURMAN, OF RECORD IN BOOK 5224, PAGE 490, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

| | | | | | |
|---|---|---|---|---|---|
| JUN-8-78 | CONV | 28,500.00 | | | |
| JUN-8-78 | S'TAX | | B* | 74.10 | |
| JUN-8-78 | PR'FEE | | B* | .50 | |
| JUN-8-78 | W'DEED | | B* | 4.00 | * 78.60 |

unimproved ( )
This is improved (X) property, known as 4752 TERRAGON TRAIL, ANTIOCH, TENNESSEE 37013
Number Street City State 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 CURTIS C. SMITH AND DEBRA C. SMITH HIS WIFE ..... THEIR ..... heirs, successors and assigns, forever.

AND WE ..... do covenant with the said CURTIS C. SMITH AND DEBRA C. SMITH HIS WIFE ..... 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 except of record.

AND ..... WE, LARRY JONES AND GLORIA A. JONES HIS WIFE, D\B\A REGENCY HOMES do(es) further covenant and bind ..... OURSELVES, OUR ..... heirs and representatives, to WARRANT and forever defend the title to the said land to the said ..... CURTIS C. SMITH AND DEBRA C. SMITH HIS WIFE ..... THEIR ..... heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR ..... hand S ..... this ... 8TH ..... day of ..... JUNE ..... 1978

Larry Jones
LARRY JONES

Gloria A. Jones
GLORIA A. JONES

{STATE OF TENNESSEE ; COUNTY OF DAVIDSON } (Individual Acknowledgment)

Personally appeared before me, the undersigned, a Notery Public in and for said County and State, the within named .....

LARRY JONES, GLORIA A. JONES,

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE City TENNESSEE State

this 8 day of JUNE 1978.

8-17-81
Comission Expires

Notary Public

JOE P. HOLLAND NOTARY PUBLIC

(AFFIX SEAL)

{STATE OF ..... ; COUNTY OF ..... } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) ..... of the .....

....., a corporation, the within named bargainer, and that ..... he as such (Title) ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as (Title) .....

WITNESS my hand and seal, at office in CITY: ..... STATE: .....

this ..... day of ..... 19 .....

Commission Expires

Notary Public

(AFFIX SEAL)