WARRANTY DEED

BOOK 5311 PAGE 32

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,900.00

Vickie L. Rhodes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July, 1978

Notary Public

MY COMMISSION EXPIRES: Oct. 28, 1978

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
DOUGLAS R. BERRY, 907 TWO MILE PARKWAY, GOODLETTSVILLE, TN. 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TIMOTHY G. RHODES, et ux (NAME)	Molton, Allen & Williams, Inc. (NAME)	133-4
99 Antioch Pike (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 10025 (STREET ADDRESS)	11
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35202 (CITY) (STATE) (ZIP)	06DA 51425

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~~ I, JAMES E. ORRAND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TIMOTHY G. RHODES and wife, VICKIE L. RHODES

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. 3 on the Plan of Rich Subdivision as of record in Book 2083, page 96, Register's Office for said County.

Said Lot No. 3 fronts 103.6 feet on the southerly side of Old Antioch Pike and runs back 176.1 feet on the easterly line and 130 feet on the westerly line, to a dead line measuring 102 feet thereon.

Being the same property conveyed to James E. Orrand and wife, Gaylan O. Orrand by Installment Deed from James W. Phipps and wife, Emily M. Phipps of record in Book 4580, page 107, Register's Office for Davidson County, Tennessee and being the same property conveyed to James Edward Orrand by Divorce Decree from Gaylan O. Orrand of record in Book 5124, page 897, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 99 Antioch Pike, Nashville, Tennessee 37013
(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 my hand this 12th day of July, 19 78

James E. Orrand
JAMES E. ORRAND

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5311 PAGE 33

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James E. Orrand

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 12th day of July, 1978

Commission Expires October 28, 1978

Douglas A Berry
Notary Public

DOUGLAS A. BERRY NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE OF TENNESSEE

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

E. 7. 6 6 3. 6.

IDENTIF. REFERENCE

JUL 14 9 17 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 14 78	CONV	32,900.00			
JUL 14 78	S'TAX		B*	85.54	
JUL 14 78	PR'FEE		B*	.50	
JUL 14 78	W'DEED		B*	4.00	* 90.04

WARRANTY DEED

FROM
JAMES E. ORRAND

TO
TIMOTH G. RHODES, et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

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