This instrument was prepared by:
John Hancock
1812 Russell Street
Nashville, Tennessee 37206

BOOK 5316 PAGE 861

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. Rabe C. Clem, Jr.		82-11
(NAME) 209 Truetland Street	(NAME) Same.	Par 147
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37207	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ($105.56)
One hundred five and 56/100---------- *Dollars,*
Cash in hand paid by Rabe C. Clem, Jr., unmarried, and other good and valuable considerations, the receipt of which is hereby acknowledged; and the assumption of and the agreement to pay one subordinate lien note in the present principal balance of $5,822.00 payable as specified therein, with the next monthly installment falling due August 12, 1978. Said note being of record in Book 4892, Page 755, Register's Office for Davidson County, Tennessee.

We, John Hancock and wife, Juanita Hancock
have this day bargained and sold, and do hereby transfer and convey unto the said Rabe C. Clem, Jr., unmarried

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

Being the easterly 30 feet of Lot No. 70 and the westerly 10 feet of Lot No. 71 on the Map of Bryan's Addition, of record in Book 21, page 63, Register's Office for Davidson County, Tennessee.

Said parts of said lots Nos. 70 and 71 front 40 feet on the northerly side of Truetland Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to John Hancock and wife, Juanita Hancock by deed from Rabe C. Clem, Jr., and wife, Mary Elizabeth Clem as of record in Book 5251, Page 343, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 5,927.56

Subscribed and sworn to before me, this the 10th day of July, 19 78

Affiant

My commission expires: 11/8/80 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 209 Truetland Street, Nashville
(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
Rabe C. Clem, Jr., unmarried
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.* except as herein stated, and 1978 taxes which Buyer has assumed.
We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Rabe C. Clem, Jr., unmarried
(successors), heirs and assigns, against the lawful claims of all persons.

our hand s this 10th day of July, 19 78, the *party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John Hancock

Juanita Hancock

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mack H. Webb, *a Notary Public in and for said County and State,* John Hancock and wife, Juanita Hancock and Rabe C. Clem, Jr., unmarried *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 Nashville *Tennessee, this* 10th *day of* July, *19* 78

Mack H. Webb
Notary Public

Commission expires 11/8/80

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 .....

JUL 27 CONV *5,927.56
JUL 27 S'TAX B* 15.34
JUL 27 PR'FEE B* .50
JUL 27 W'DEED B* 4.00 * 19.84

WARRANTY DEED
FROM
John Hancock, et ux
TO
Rabe C. Clem, Jr.,
unmarried

E 7 9 2 3 3

IDENTIF. REFERENCE

JUL 27 1 43 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
A. P. WEBB & SON
Insurance - Real Estate