WARRANTY DEED

BOOK 5320 PAGE 696

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,950.00

James L. Morgan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July 78

Theodore E. Carver
Notary Public

MY COMMISSION EXPIRES: 11-21-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Theodore E. Carver, Suite 622, J.C.Bradford Bldg. Nashville, Tn. 372
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Morgan et ux. (NAME)	Engel Mortgage Company, Inc. (NAME)	162-13-122
116 Vickey Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	
Nashville, Tenn 37211 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35201 (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, Sun Building Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Morgan and wife, L. Gaylan Morgan

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. 66 on the Plan of Monte Carlo Estates, Section two-A, of record in Book 4955, page 45, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said lot.

Being part of the same property conveyed to Sun Building Corporation by deed from G C & W Enterprises, Inc., of record in Book 5104, page 386, said Register's Office.

This is { unimproved (X) improved ( ) } property, known as 116 Vickey Court, Nashville, Tenn. 37211
(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 29th day of July, 1978

Sun Building Corporation

by:

BOOK 5320 PAGE 697

STATE OF _____
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Witness my hand and official seal at _____, this _____ day of _____, 19__

_____, Notary Public.

Commission Expires _____

STATE OF Tennessee
Davidson County

Before me, Theodore E. Carver, a Notary Public within and for the State and County aforesaid, personally appeared Rodney D. Simmons and _____, with whom I am personally acquainted and who upon {his oath / their several oaths} acknowledged {himself / themselves} to be the President and _____ respectively of the Sun Building Corporation the within named bargainor, a corporation, and that {he / they} as such President 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 Rodney D. Simmons as such President and attesting the same by the said _____ as such _____.

WITNESS my hand and official seal at office at Nashville, Tennessee on this the 29th day of July, 1978

My commission expires 11-21-79

Theodore E. Carver
Notary Public

E 80886

IDENTIF. REFERENCE

AUG 4 12 51 PM '78
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG-4 78	CONV	42,950.00			
AUG-4 78	S'TAX		B*	111.54	
AUG-4 78	PR'FEE		B*	.50	
AUG-4 78	W'DEED		B*	4.00	* 116.04

WARRANTY DEED

FROM

TO

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seizin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York