FORM NO. WD-1

BOOK 5320 PAGE 772

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $31,950.00

Janet Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July 19 78.

Betty G Chumley
Notary Public

MY COMMISSION EXPIRES: 8/15/79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Alan L Saturn, Atty., 20th Floor, First American Center, Nashville, Tn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie Whitset (NAME)	First Tennessee Bank, NA (NAME)	Map 71-12
1509 Jones Avenue (STREET ADDRESS OR ROUTE NUMBER)	Mortgage Loan Division P.O. Box 474 (STREET ADDRESS)	Par. 232
Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101 (CITY) (STATE) (ZIP)	12DA 44895

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, JIM D. KELSEY and wife, BONNIE S. KELSEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIE WHITSET and wife, NELL WHITSET

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 Land in Davidson County, Tennessee, being the northwest part of Lot No. 158 on the Plan of Victory Heights, as of record in Book 1130, page 97, Register's Office for said County.

BEGINNING at a point in the easterly margin of Jones Avenue at the corner of Lots Nos. 158 and 159; thence with the line between said lots easterly 150 feet to an iron pin; thence northerly 58.5 feet to an iron pin in the southerly margin of Oneida Avenue; thence with the margin of the same, westerly 102.25 feet to a point and continuing with the margin of the same, westerly 22.5 feet to the beginning of a curve; thence around said curve, southwesterly 37.11 feet to the easterly margin of Jones Avenue; thence with the margin of the same, southerly 50 feet to the point of beginning.

BEING the same property conveyed to Jim D. Kelsey and wife, Bonnie S. Kelsey, by deed from Thomas H. Beach, of record in Book 5004, page 391, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1509 Jones Avenue, Nashville, Tennessee 37207
(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 31st day of July, 19 78

Jim D. Kelsey
JIM D. KELSEY

Bonnie S. Kelsey
BONNIE S. KELSEY

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Jim D. Kelsey and wife, Bonnie S. Kelsey

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 31st day of July 1978

Commission expires 8/15/79

Betty G. Ellerman
Notary Public

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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

WARRANTY DEED

FROM
Jim D. Kelsey and wife,

Bonnie S. Kelsey

TO
Willie Whitset and wife,

Nell Whitset

Please record and file in Box "7"

E 8 0 9 2 3

IDENTIF. REFERENCE

AUG 4 1 36 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG-4-78 CONV 31,950.00
AUG-4-78 S'TAX B* 82.94
AUG-4-78 PR'FEE B* .50
AUG-4-78 W'DEED B* 4.00 * 87.44