BOOK 5338 PAGE 742

SEND TAX BILLS:

MORTGAGE ASSOCIATES, INC.

P.O.Box 28146

Atlanta, Ga. 30328

Map Parcel No.

11D 76775
51-12
65

Mail

This instrument was prepared by,
CARL H. OLDHAM
ATTORNEY AT LAW
Hendersonville, Tenn. 37075

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, ROY K. BILBREY AND WIFE, CORA SUE BILBREY, hereinafter called the GRANTOR, has this day bargained and sold and by these presents does transfer and convey unto GROVER C. OVERBEY AND WIFE, BESSIE F. OVERBEY, as tenants by the entirety, hereinafter called the GRANTEE, their heirs and assigns forever, the following described property, to wit:

Being Lot No. 52 on the Map of Morningside Heights, Section 1, of record in Book 1130, Page 76, Register's Office for Davidson County, Tennessee.

Said Lot No. 52 fronts 70 feet on the easterly side of Argle Avenue and runs back between parallel lines 150 feet to a dead line in the rear on which it measures 70 feet.

Being the same property conveyed to Roy K. Bilbrey and wife, Cora Sue Bilbrey by deed from Paul M. Andress and wife, Debbie Sue Andresss of record in Book 4659, Page 573, Register's Office for Davidson County, Tennessee.

As part of the consideration for this conveyance GRANTEE agrees to assume and promises to pay, according to the terms and conditions thereof, the unpaid balance due on a first mortgage deed of trust of record in Book 4623, Page 556, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to the GRANTEE, their heirs, successors and assigns, forever.

AND THE GRANTOR covenants with the GRANTEE that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as herein provided.

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.

SEP 18 78	CONV	31,231.9			
SEP 18 78 S'TAX			B*	81.12	
SEP 18 78 PR'FEE			B*	.50	
SEP 18 78	W'DEED		B*	4.00	* 85.62

THE GRANTOR further covenants and binds themselves, their heirs, successors and representatives to warrant and defend the title to the said land to the GRANTEE their heirs, successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the GRANTOR has hereunto set their hand on this the 14th day of September, 1978.

Roy K. Bilbrey
ROY K. BILBREY

Cora Sue Bilbrey
CORA SUE BILBREY

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named ROY K. BILBREY AND WIFE, CORA SUE BILBREY the bargainor 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 Hendersonville, Tennessee, this the 14 day of Sept, 1978.

Billy G. Miracle
NOTARY PUBLIC

My Commission Expires:
4-22-79

BILLY G. MIRACLE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $31,231.96.

Grover C. Overbey
AFFIANT

Subscribed and sworn to before me, this the 14th day of September, 1978.

Billy G. Miracle
NOTARY PUBLIC

My Commission Expires:
4-22-79

BILLY G. MIRACLE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

IDENTIF. REFERENCE

SEP 18 9 20 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

E 8911 4

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.