This Instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5340 PAGE 63

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charley M. McCauley et ux	First Tennessee Bank N. A. Memphis	Map 104-15
(NAME) 2506 Sunset Place	(NAME) P. O. Box 474	Parcel 75
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37212	(STREET ADDRESS) Memphis, Tennessee 38101	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ($10.00)---------- *Dollars,* cash in hand paid by Charley M. McCauley and wife, Judith E. McCauley and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Dan McNeil Church and wife, Jo Ann Nelson Church

have this day bargained and sold, and do hereby transfer and convey unto the said Charley M. McCauley and wife, Judith E. McCauley, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being the westerly one-half of Lot No. 30 on the Map of Sunset Park, as of record in Book 332, page 132, Register's Office for said County.

Said part of Lot No. 30 fronts 50 feet on the northerly side of Sunset Place, formerly "B" Street or Turner Avenue, and runs back between parallel lines 160.5 feet to a dead line in the rear.

Being the same property conveyed to Dan McNeil Church and wife, Jo Ann Nelson Church, by deed from Harry K. Cope and wife, Lois McKnight Cope, of record in Book 4197, page 857, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 54,600.00

Subscribed and sworn to before me, this the 18th day of September 19 78

Affiant Judith E. McCauley

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Ensley

This is unimproved ( ) improved (X) property, known as 2506 Sunset Place, Nashville, Tennessee 37212 (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 Charley M. McCauley and wife, Judith E. McCauley, their *(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Charley M. McCauley and wife, Judith E. McCauley, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 18th *day of* September, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Dan McNeil Church
Dan McNeil Church

Jo Ann Nelson Church
Jo Ann Nelson Church

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, *a Notary Public in and for said County and State,* Dan McNeil Church and wife, Jo Ann Nelson Church

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* 18th *day of* September, *19* 78

Mary Emery
Notary Public

Commission expires 4/21/80

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST ... 235/27
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM

Dan McNeil Church et ux

TO

Charley M. McCauley et ux

SEP 20 78	CONV	54,600.00			
SEP 20 78	S'TAX		B*	141.96	
SEP 20 78	PR'FEE		B*	.50	
SEP 20 78	W'DEED		B*	4.00	* 146.46

E 89670

IDENTIF. REFERENCE

SEP 20 11 23 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238