BOOK 5341 PAGE 337

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

Maxine M. Toney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF SEPTEMBER, 1978.

Earl [illegible]
Notary Public

MY COMMISSION EXPIRES: 11/30/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Toney (NAME)	The Kissell Company (NAME)	120Z-9935
217 Maplewood Lane (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	60-4
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Springfield, OH 45501 (CITY) (STATE) (ZIP)	30

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, Nellie Poole

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James B. Toney et ux Maxine M. Toney

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:

LAND in Davidson County, Tennessee, being a small tract in the 12th Civil District of said County, being part of Lot No. 1 of the William Phillips Plan, as of record in Book 57, Page 21, Register's Office for said County, and being also known as Lot No. 217 of the L. B. Jones Unrecorded Resubdivision, described as follows:

BEGINNING at a point in the north margin of Maplewood Lane, 738.7 feet west of the west margin of Walton Lane, being the corner of Lots 217 and 219; thence with the margin of Maplewood Lane, north 83 degrees 35' west 65 feet to the corner of Lots 215 and 217; thence with the line between said lots, north 6 degrees 25' east 213 feet; thence south 83 degrees 35' east 65 feet to the rear corner of Lots 217 and 219; thence with the line between said lots, south 6 degrees 25' west 213 feet to the beginning.

BEING the same property conveyed to Nellie Poole by deed from Charles Alton McGlothlin and wife, Anita Marie Sanchez McGlothlin, of record in Book 5176, Page 80, said Register's Office.

This conveyance is subject to restrictions of record in Book 2860, Page 633, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

This is { unimproved ( ) / improved (XX) } property, known as 217 Maplewood Lane (House Number) (Street) Nashville, TN 37207 (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 14TH day of SEPTEMBER, 19 78

Nellie Poole Nellie Poole

STATE OF TENNESSEE
Davidson County

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

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nasnville, Tennessee, this 14TH day of SEPTEMBER 1978

Commission expires 1-29-79

Carlie Morell
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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) 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

E 90187

WARRANTY DEED

FROM
Nellie Poole

TO
James B. Toney

IDENTIF. REFERENCE

SEP 22 10 52 AM '78

REGISTER
DAVIDSON COUNTY, TENN.

SEP 22 78	CONV	31,500.00			
SEP 22 78	S'TAX		B*	81.90	
SEP 22 78	PR'FEE		B*	.50	
SEP 22 78	W'DEED		B*	4.00	* 86.40

title escrow, inc.
218 fortune building 1
311 plus park boulevard
nashville, tennessee 37217