BOOK 5341 PAGE 612

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 30,000.00 James L. Jeffers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF SEPTEMBER 19 78

Notary Public

MY COMMISSION EXPIRES: 2-15-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, WEEMS & SPICER, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP, PARCEL NUMBERS
James L. Jeffers (NAME)	Churchill Mortgage Corporation (NAME)	
3724 1/2 Burrus Street (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E. (STREET ADDRESS)	61-14-179
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga 30341 (CITY) (STATE) (ZIP)	15DZ03505

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, Richard A. Smith et ux Peggy K. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Jeffers et ux Louis A. Jeffers

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 Lot No. 81 and the southerly 16 feet of Lot No. 82 on the plan of E.B. Craigs' Subdivision of the Crownover Property, of record in Book 894, page 640, Register's Office for said County.

SAID Lot No. 81 and the southerly 16 feet of Lot No. 82 front together 66 feet on the easterly margin of Burrus Street and extend back 151.5 feet on the southerly line and 152.5 feet, more or less, on the northerly line to a dead line in the rear, measuring 66 feet thereon.

BEING the same property conveyed to Richard A. Smith and wife Peggy K. Smith by deed from Arthur L. Vaughan and wife, Obera W. Vaughan of record in Book 5032, page 243, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (XX) property, known as 3724 1/2 Burrus Street (House Number) (Street) Nashville, TN (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 22ND day of SEPTEMBER, 19 78

Richard A. Smith

Peggy K. Smith

BOOK 5341 PAGE 613

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard A. Smith et ux Peggy K. Smith

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 Goodlettsville, Tennessee, this 22ND day of SEPTEMBER

Commission expires 2-15-81

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

WARRANTY DEED

FROM
Richard A. Smith

TO
James L. Jeffers

E 90323

IDENTIF. REFERENCE

SEP 25 8 42 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP25 78	CONV	30,000.00			
SEP25 78	S'TAX		B*	78.00	
SEP25 78	PR'FEE		B*	.50	
SEP25 78	W'DEED		B*	4.00	* 82.50

row 1 box 8 pr

WILKINS, ADAMS, WEEMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219