This instrument was prepared by [illegible], Attorney at Law,
3815 Cleghorn Avenue, Nashville, Tennessee 37215.

# WARRANTY DEED

BOOK 5343 PAGE 104

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBER |
|---|---|---|
| Judy B. Bass | Judy B. Bass | 116-8-G |
| (NAME) | (NAME) | Par 157 |
| 157 Valley Forge | 157 Valley Forge | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee 37205 | Nashville, Tennessee 37205 | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* TEN AND 00/100---------- ($10.00)---------- *Dollars,*

cash in hand paid by the said Grantee, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Estes-Taylor Company, Inc., a Tennessee Corporation, hereinafter called Grantor, has ~~this~~ *this day bargained and sold, and do/es hereby transfer and convey unto the said* Judy B. Bass, hereinafter called Grantee, her ~~heirs~~ *heirs and assigns,* ~~successors and assigns~~ *certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 157 on the Revised Plan of Sugartree, Phase III, as of record in Book 5050, pages 67-71, Register's Office for said County, to which plan reference is here made for a more complete description.

Being part of the same property conveyed to Grantor by deed from Richard D. Bird, Successor Trustee, of record in Book 5254, page 725, said Register's Office.

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This conveyance is subject to setback lines, easements, and limitations as shown on the Plan of record in Book 5050, pages 67-71, as amended in Book 5109, page 426, in Book 5191, page 412, in Book 5222, page 468, and in Book 5238, page 93, said Register's Office; and to declaration of covenants and restrictions applicable to Sugartree, Phase III, as of record in said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 118,000.00

Subscribed and sworn to before me, this the [illegible] day of September 1978

Affiant

My commission expires: [illegible]
(Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 157 Valley Forge, Nashville, Tennessee 37205
(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* Grantee, her ~~heirs~~ *heirs and assigns forever.* It *covenant* ~~that~~ it is *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as stated above and for 1978 taxes which are to be prorated.

It *further covenant* ~~and binds~~ itself, its successors ~~and representatives~~ *and representatives, to warrant and forever defend the title to said real estate to said* Grantee, her ~~heirs~~ *heirs and assigns, against the lawful claims of all persons.*

*Witness* its *hand this* [illegible] *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.*

Estes-Taylor Company, Inc.

By: J. Frank Estes

Attest: Patricia A. Sucsy

J. Frank Estes, President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* ..... *, a Notary Public in and for said County and State,* .....

*the within named bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.*

*Witness my hand and official seal at* ..... *Tennessee, this.....day of.....19.....*

.....*Notary Public*

*Commission expires*.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Before me,* the undersigned *, a Notary Public of the State and County aforesaid, personally appeared* J. Frank Estes *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *.....of the* Estes-Taylor Company, Inc. *the within named bargainor, a corporation, and that* he *as such* President *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President

*Witness my hand and seal, at office in* Nashville, Tennessee *this.....day of* September *, 19* 78.

.....*Notary Public*

*Commission expires* [illegible]

**WARRANTY DEED**

FROM
Estes-Taylor Company, Inc.

TO
3815 Cleghorn Ave

Judy B. Bass

| | | | | | |
|---|---|---|---|---|---|
| SEP27 78 | CONV | 90,000.00 | | | |
| SEP27 78 | CONV | 28,008.00 | | | |
| SEP27 78 | S'TAX | | B* | 306.80 | |
| SEP27 78 | PR'FEE | | B* | .50 | |
| SEP27 78 | W'DEED | | B* | 4.00 | * 311.30 |

E 9 1 0 2 7

IDENTIF. REFERENCE

SEP 27 1 59 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Madison Title Company**
Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS