PREPARED BY:
James L. Smith, Atty., 140 N. Main St., Goodlettsville, TN 37072
pn.

BOOK 5362 PAGE 117

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kirby Clifton, et ux	First Federal Savings & Loan	72-4
(NAME)	(NAME)	Par 244
847 Springfield Hwy	4th Ave N	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville Tn	Nashville Tenn.	
(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 Kirby Clifton and wife, Pauline Clifton, and other good and valuable considerations, including the assumption of an indebtedness payable to First Federal Savings and Loan Association of Nashville, as evidenced by an instrument of record in Book _____, page _____, Register's Office for Davidson County, Tennessee, with a current principal balance of $5,627.47,

we, Paul Wayne Holt and wife, Peggy Anderson Holt,

have this day bargained and sold, and do hereby transfer and convey unto the said Kirby Clifton and wife, Pauline Clifton, their ..... *(successors), heirs and assigns.*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the southerly 50 feet of Lot No. 29 and the northerly 15 feet of Lot No. 30 of Block"E" on the Map of Country Club Estates, as of record in Book 843, page 95, Register's Office for said County.

Said Parts of Lots No.s 29 and 30 front together 65 feet on the northeasterly side of Ardee, formerly Mildred, Avenue and run back between parallel lines 175 feet to a dead line.

Being the same property conveyed to Paul Wayne Holt and wife, Peggy Anderson Holt, by deed from Kyle N. Smith and wife, Evelyn J. Smith, of record in Book 3611, page 271, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 20,600.00

Subscribed and sworn to before me, this the 9TH day of November 19 78

My commission expires: 2/25/81 (Affix Seal)

Affiant Kirby Clifton

Notary Public Joan Cheatham

NOTARY PUBLIC DURHAM CO. N.C.

unimproved ( )
This is improved ( ) property, known as ..... (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 Kirby Clifton and wife, Pauline Clifton, 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* Kirby Clifton and wife, Pauline Clifton, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 9th *day of* November, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Paul Wayne Holt

Peggy Anderson Holt

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Joan L Durham, *a Notary Public in and for said County and State,* Paul Wayne Holt and wife, Peggy Anderson Holt,

*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 Goodlettsville, *this* 9th *day of* November, 1978.

Joan Durham
Notary Public

NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
AT LARGE

Commission expires 2/28/81

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 .....

WARRANTY DEED

FROM

PAUL WAYNE HOLT, ET UX

TO

KIRBY CLIFTON, ET UX

NOV-9 78 CONV 20,000.00
NOV-9 78 S'TAX B* 52.00
NOV-9 78 PR'FEE B* .50
NOV-9 78 W'DEED B* 4.00 * 56.50

E 99373

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IDENTIF. REFERENCE

Nov 9 2 04 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS