WARRANTY DEED

BOOK 5363 PAGE 726

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CHARLES LEWIS TOMS, JR.	MORTGE. [redacted] ASSC. INC	82=13= 368
(NAME) et ux.	(NAME)	
1119 Stainback Ave.,	P.O. Box 81386	F.B. #
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37207	Chamblee, Ga	2 W 24105
(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 the receipt of which is hereby acknowledged I, Ronald Timothy Toms,

NOV 14 78 CONV *1,000.00
NOV 14 78 S'TAX B* 2.60
NOV 14 78 PR'FEE B* .50
NOV 14 78 W'DEED B* 10.00 * 13.10

have this day bargained and sold, and do hereby transfer and convey unto ~~XXXX~~ Charles Lewis Toms, Jr. and and wife, Frances Toms,

(successors), heirs and assigns,

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

Being Lot No. 54 on the Map of Sharp and Horn's First Addition to North east Nashville, as of record in Book 57, page 152, Register' Office for said county.

Said Lot No.54 fronts 50 feet on the easterly side of Stainback Avenue and runs back between parallel lines 153 feet to an alley.

Being the same property conveyed to Ronald Timothy Toms and Charles Lewis Toms, Jr. and Wife, Frances Toms, by installment deed from J. B. Annam and Richard V. Perkerson, Jr., as of record in Book 4729, Page 626, Register's Office of said county, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $1000.00

Subscribed and sworn to before me, this the 7th day of September 1978

Affiant

My commission expires: My Commission Expires Oct. 18, 1981 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1119 Stainback Ave. Nashville, TN. 37207 (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

Charles Lewis Toms, Jr. and wife, Frances Toms, and their

(successors),

heirs and assigns forever. I covenant that I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* my self and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Charles Lewis Toms, Jr. and wife, Frances Toms, and their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 6th *day of* September, *19* 78 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles Lewis Toms Jr

Ronald Timothy Toms

By Charles Lewis Toms Jr
Charles Lewis Toms, Jr. Atty-infa

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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, ..., *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

RONALD TIMOTHY TOMS

TO

CHARLES LEWIS TOMS, JR.
AND ET UX.

This instrument was prepared
by Jag Annam, Attorney at law
109 Lafayette St. Nashville, TN.

F. 0 0 1 5 0

IDENTIF. REFERENCE

Nov 14 3 10 PM '78

FELIX Z. ... SON III REGISTER
DAVIDSON COUNTY, TENN.

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

Phone 255-4631
NASHVILLE, TENNESSEE 37238

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me Brenda W. Joslin, a Notary Public of the State and County aforesaid, personally appeared Mr. Charles Lewis Toms,Jr., who upon oath, acknowledged himself to be the Attorney in Fact for his principal, Mr. Ronald Timothy Toms, the within named bargainor, and that as such Attorney in Fact being authorized to do so, as evidenced by the attached Power of Attorney, executed the foregoing instrument for the purposes therein contained, by signing the name of RONALD TIMOTHY TOMS by Charles Lewis Toms, Jr., Attorney in Fact.

Witness my hand and seal, at office in Nashville, Tennessee this 6th day of Sept., 1978.

Brenda W. Joslin
NOTARY PUBLIC

My Commission expires: 7/28/80.

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO

NAME

ADDRESS

CITY & STATE

BOOK 5363 PAGE 729

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Power of Attorney

GENERAL

BY THIS POWER OF ATTORNEY:

RONALD TIMOTHY TOMS .....of the County of

(Name or names of person or persons giving this power hereinafter referred to as Principal)

LOS ANGELES ....., State of CALIFORNIA .....,

do es appoint CHARLES LEWIS TOMS JR.

.....HIS.....true and lawful attorney.....

In principal's name, and for principal's use and benefit, said attorney.....is authorized hereby:

(1) to demand, sue for, collect, and receive all money, debts, accounts, legacies, bequests, interests, dividends, annuities, and demands as are now or shall hereafter become due, payable, or belonging to principal, and to take all lawful means, for the recovery thereof and to compromise the same, and give discharges for the same;

(2) to buy and sell land, make contracts of every kind relative to land, any interest therein or the possession thereof, and to take possession and exercise control over the use thereof;

(3) to buy, sell, mortgage, hypothecate, assign, transfer, and in any manner deal in and with goods, wares, and merchandise, choses in action, certificates or shares of capital stock, and other property in possession or in action, and to make, do, and transact all and every kind of business of whatever nature;

(4) to execute, acknowledge and deliver contracts of sale, escrow instructions, deeds, leases including leases for minerals and hydrocarbon substances and assignments of leases, covenants, agreements and assignments of agreements, mortgages and assignments of mortgages, conveyances in trust to secure indebtedness or other obligations, and assign the beneficial interest thereunder, subordinations of liens or encumbrances, bills of lading, bills, bonds, notes, receipts, evidences of debt, releases and satisfactions of mortgages, requests to reconvey deeds of trust, partial or full, judgments, and other debts, and other instruments in writing of whatever kind and nature, all upon such terms and conditions and under such covenants as said attorney.....shall approve.

GIVING AND GRANTING to said attorney.....full power and authority to do all and every act and thing whatsoever requisite and necessary to be done relative to any of the foregoing as fully to all intents and purposes as principal might or could do if personally present.

All that said attorney..... shall lawfully do or cause to be done under the authority of this power of attorney is expressly approved.

Dated 7/9/73

STATE OF CALIFORNIA
COUNTY OF ..... } SS.

On July 9, 1973

before me, the undersigned, a Notary Public in and for said County and State, personally appeared

Ronald T. Toms

known to me to be the person(s) whose name(s) is (are) subscribed to the within instrument and acknowledged that he executed the same.

Mattie L. Sparks
(Notary signature line)
Notary Public in and for said State

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL
MATTIE L. SPARKS
NOTARY PUBLIC-CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires Dec. 11, 1975

Title Order No. ..... Escrow No. .....

L-41 (G.S.)(Rev. 5-67)(8 pt.)

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BOOK 4800 PAGE 186

SECURITY TITLE
INSURANCE COMPANY

C 47460.

IDENTIF. REFERENCE

MAR 28 10 10 AM '74

FILED
DAVIDSON COUNTY, TENN.

SECURITY TITLE

POWER OF ATTORNEY

(General)