WARRANTY DEED

BOOK 5365 PAGE 761

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
EARNEST JOYCE, JR.	SAME	81-7
(NAME) 2501 MORENA ST.	(NAME)	Par 194 Jr
(STREET ADDRESS OR ROUTE NUMBER) NASH. 37207	(STREET ADDRESS)	
(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, receipt of which is hereby acknowledged and other good and valuable considerations,

We, Joe A. Green and wife, Barbara A. Green, Charles J. Leech and wife, Christine P. Leech, Robert B. Green and wife, Juanita Green and Melvin Scott and wife, Betty Jean Scott

have this day bargained and sold, and do hereby transfer and convey unto the said Earnest Joyce, Jr.

his *(successors), heirs and assigns,*

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

Land in the 18th Civil District of Davidson County, Tennessee and described according to a survey by Southern Land Surveying Co., Inc., dated July 31, 1969.

Beginning in the northeasterly corner of C. G. Green property at an iron pin, located on the west margin of Eighteenth Avenue, North, thence, with the westerly margin of said road south 0° 01' 30" east 95.49 feet to a point on the pavement, thence, 14.45 feet along a curve to the right (R= 6.40') to a point on the pavement, thence, 26.33 feet along a curve to the left (R=298.78') to a point on the pavement, thence along the northerly margin of Clarksville Pike, north 55° 41' 00" west 148.30 feet to a iron pin, thence, along the easterly margin of a 10' public alley north 0° 00' 10" west 9.93 feet to a iron pin, thence, south 86° 42' 20" east 153.98 feet to the point of beginning, containing 0.20 acres, more or less.

Being the same property conveyed to C. G. Green and wife, Knoxie P. Green by deed from Davidson County, Tennessee, of record in Book 1044, page 209, Register's Office for Davidson County, Tennessee, the said C. G. Green and wife, Knoxie P. Green, both having since died and the grantors Joe A. Green, Christine P. Leech, Robert B. Green and Betty Jean Scott being the heirs at law and legatees under the Will of Knoxie P. Green. Their spouses having joined in this conveyance for whatever interest they may have in said propert

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,000.00

Subscribed and sworn to before me, this the 17th day of November 1978

My commission expires 8-1-81 (Affix Seal)

X Earnest Joyce Jr.
Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as Clarksville Hwy at 18th Ave. North, Nashville, Tenn.
(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 Earnest Joyce, Jr. his *(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* Earnest Joyce, Jr. his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand S this 16th 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.*

Robert B. Green
ROBERT B. GREEN

Juanita Green
JUANITA GREEN

Joe A. Green
JOE A. GREEN

Barbara A. Green
BARBARA A. GREEN

Charles J. Leech
CHARLES J. LEECH

Christine P. Leech
CHRISTINE P. LEECH

Melvin Scott
MELVIN SCOTT

Betty Jean Scott
BETTY JEAN SCOTT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Joe A. Green and wife, Barbara A. Green, Charles J. Leech and wife, Christine P. Leech, Robert B. Green and wife, Juanita Green and Melvin Scott and wife, Betty Jean Scott *the within named bargainors, 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 Nashville *Tennessee, this* 19th *day of* November, *19* 78.

Carol Turbeville *Notary Public*

Commission expires 8-1-81

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 .....

NOV20 78	CONV	10,000.00				
NOV20 78	S'TAX		B*	26.00		
NOV20 78	PR'FEE		B*	.50		
NOV20 78	W'DEED		B*	4.00	*	30.50

WARRANTY DEED

FROM

TO

F.01.003

IDENTIF. REFERENCE

Nov 20 1 42 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

This Instrument prepared by
M NORRIS JENKINS
Harding Professional Building
4015 Travis Drive
Nashville, Tennessee 37211