WARRANTY DEED

BOOK 5366 PAGE 120

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November, 1978.

Notary Public

MY COMMISSION EXPIRES: October 17, 1982

Mcel 1

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS M. JAYNES, et ux (NAME)	EXCHANGE BOND & MORTGAGE CORP. (NAME)	103-3
147 50th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N. E. (STREET ADDRESS)	217
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	25W 09265

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~~ I, DELMA HUNTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS M. JAYNES and wife, DIANNE P. JAYNES

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:

Being Lot No. 5 on the Plan of J. G. Edwards' Subdivision, as of record in Book 1835, page 17, Register's Office for said County, and described as follows:

Beginning on the westerly margin of 50th Avenue North at the corner of Lots Nos. 4 and 5; thence with the line between two lots, westwardly 150.15 feet to the northeast corner of the property conveyed to Ephriam C. Wyatt, Sr. and wife, by deed from Raymon McIntire Lum, of record in Book 1729, page 100, said Register's Office, thence with said Wyatt's northerly line, westwardly 23 feet to the southeast corner of the property conveyed to Joseph Francis Hubbell and wife, by deed from J. G. Edwards and wife, of record in Book 1731, page 199, said Register's Office, thence with Hubbell's easterly line, North 6° 15' West 60 feet; thence North 84° 25' East 173.1 feet to the westerly margin of 50th Avenue North; thence with same, southwardly 64.5 feet to the beginning.

Being the same property conveyed to Robert L. Hunter and wife, Delma Hunter by deed from James W. Watts and wife, Effie L. Watts of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

The said Robert L. Hunter having since died.

This is unimproved ( ) improved (X) property, known as 147 50th Avenue North, Nashville, Tn. 37209
(House Number) (Street) (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 my hand this 15th day of November, 19 78

Delma Hunter
DELMA HUNTER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Delma Hunter

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

Witness my hand and official seal at Goodlettsville, Tennessee this 15th day of November, 19 78

Commission Expires October 17, 1982 Douglas R. Berry Notary Public

STATE OF _____
_____ 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 purpose 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

NOV21 78	CONV	37,900.00			
NOV21 78	S'TAX		B*	85.54	
NOV21 78	PR'FEE		B*	.50	
NOV21 78	W'DEED		B*	4.00	* 90.04

WARRANTY DEED

FROM DELMA HUNTER

TO THOMAS M. JAYNES, et ux

F. 0 1. 1. 6 4

IDENTIF. REFERENCE

Nov 21 9 19 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086