BOOK 5371 PAGE 990 Form No. WD-1

THIS INSTRUMENT PREPARED BY
AND MAIL TO
A. HARRISON JOHNSON, JR., ATTY
FLOOR
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

STATE OF TENNESSEE
COUNTY OF Davidson

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

28,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29TH DAY OF NOVEMBER 19 78

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Osborne, Unmarried	Dobson & Johnson, Inc.	80-8
(NAME)	(NAME)	
3230 Leawood Drive	One Commerce Pl., 18th Floor	386
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, TN 37239	13DA-67535
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, James C. Turner and wife Donzetta Turner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Osborne, Unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Bordeaux Hills Addition, as of record in Book 4460, page 9, Register's Office for said County.

Said Lot No. 20 fronts 55 feet on the easterly side of Leawood Drive, and runs back between lines 125 feet on the northerly line and 125 feet on the southerly line to a dead line in the rear on which it measures 55.07 feet thereon.

Being the same property conveyed to James C. Turner and wife, Donzetta Turner by deed from Randall Phillips Builders, Inc., of record in Book 4717, page 21, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved (X) improved ( ) property, known as 3230 Leawood Drive (House Number) (Street) Nashville, Tennessee (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 our hand s this 29TH day of NOVEMBER, 19 78

James C. Turner

Donzetta Turner

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 James C. Turner and wife Donzetta Turner

the 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 Nashville, Tennessee, this 29TH day of NOVEMBER 19 78

My commission expires Jan. 16 1982

James R. Osborne Jr.
Notary Public

STATE OF TENNESSEE
Davidson 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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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

WARRANTY DEED

FROM James C. Turner

TO James R. Osborne, Unmarried

F 0 3 7 5 2

IDENTIF. REFERENCE

DEC 6 9 55 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DOBSON & JOHNSON, INC.
Mortgage Bankers
311 Plus Park Blvd.
Nashville, Tennessee 37217

DEC-6 78	CONV	28,500.00				
DEC-6 78	S'TAX		B*	74.10		
DEC-6 78	PR'FEE		B*	.50		
DEC-6 78	W'DEED		B*	4.00	*	78.60