BOOK 5374 PAGE 318

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,700.00

Roy N. Epperson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF DECEMBER, 19 76

Patsi B. Gregory
Notary Public

MY COMMISSION EXPIRES: 12-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILLIAM B. GREGORY, ATTORNEY, 1161 Murfreesboro Road, #358, Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy N. Epperson (NAME)	Security Pacific Mortgage Corporation (NAME)	43-15
112 Handy Road (STREET ADDRESS OR ROUTE NUMBER)	2400 West 20th Avenue (STREET ADDRESS)	33
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	Denver, CO 80211 (CITY) (STATE) (ZIP)	11D 44815

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 Donald Ray Christian and wife Linda S. Christian

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy N. Epperson and wife Robbin J. Epperson

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. 50 on the Map of Rainbow Terrace, Section V, of record in Book 2133, page 72, Register's Office for Davidson County, Tennessee.

SAID Lot No. 50 fronts 115 feet on the westerly margin of Handy Road and runs back 475.7 feet on the northerly line and 473.0 feet on the southerly line, to a dead line, measuring 115.05 feet thereon.

BEING the same property conveyed to Donald Ray Christian and wife, Linda S. Christian by deed from Arthur R. Courtney and wife, Helen V. Courtney of record in Book 5011, page 240, Register's Office for Davidson County, Tennessee.

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

Donald Ray Christian and Donald R. Christian are one and the same person.
Linda S. Christian and Linda R. Christian are one and the same person.

This is unimproved ( ) improved (XX) property, known as 112 Handy Road (House Number) (Street) Madison, TN 37115 (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 6th day of DECEMBER, 19 76

Donald Ray Christian Donald Ray Christian

~~Linda S. Christian~~ Linda S Christian

BOOK 5374 PAGE 319

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald Ray Christian and wife Linda S. Christian

the bargainor S, with whom I am personally acquainted, and who acknowledged that tney executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of DECEMBER 19 78

Commission Expires 1-18-82

Patsi B. Freeman
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
Donald Ray Christian

TO
Roy N. Epperson

F 0 4 8 0 2

IDENTIF. REFERENCE

DEC 12 3 52 PM '78

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

WILLIAM B. GREGORY,
Attorney-at-Law
1161 Murfreesboro Road, #358
Nashville, Tennessee 37217

DEC 12 78	CONV	31,700.00			
DEC 12 78	S'TAX		B*	82.42	
DEC 12 78	PR'FEE		B*	.50	
DEC 12 78	W'DEED		B*	4.00	* 86.92