This Instrument Prepared by: Michael W. Edwards, Attorney at Law,
271 West Main Street, Hendersonville, TN 37075

WARRANTY DEED

BOOK 5375 PAGE 870

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
WILLIAM STEVE HALL, ET UX		25-8
(NAME)	(NAME)	
214-B Rosehill Drive	214-B Rosehill Drive	39
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, TN 37072	Goodlettsville, TN 37072	60-17231
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

Mail

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

BEN F. SELLS, JR. and wife, BETTY R. SELLS, hereinafter referred to as Grantors

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM STEVE HALL, and wife, NORMA JEAN HALL, hereinafter referred to as Grantees, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 99, Ranchwood Estates, Section I, recorded in Plat Book 2900, Page 125, Register's Office for Davidson County, Tennessee.

Said Lot No. 99 fronts 115 feet on the southerly margin of Rosehill Drive and extends back on the westerly line 356.7 feet and on the easterly line 327.4 feet, to a line in the rear, on which it measures 119.1 feet thereon.

Being the same property conveyed to Ben F. Sells, Jr. and wife, Betty R. Sells, by Warranty Deed from First American National Bank of Nashville, Tennessee, of record in Book 5167, page 748, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $6,500.00

Subscribed and sworn to before me, this the 13TH day of DECEMBER, 1978

Affiant

My commission expires: 7-29-81 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE

This is unimproved (X) improved ( ) property, known as Lot No. 99, Rosehill Drive, Goodlettsville, TN
(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 WILLIAM STEVE HALL, and wife, NORMA JEAN HALL, their *(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.,* except as of record

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand S. this* 13TH *day of* DECEMBER, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

BEN F. SELLS, JR. BETTY R. SELLS

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ AT LARGE }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BEN F. SELLS, JR. and wife, BETTY R. SELLS, 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 Hendersonville, Tennessee, this 13th day of December, 1978.

Notary Public

Commission expires 7-29-81

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.....

WARRANTY DEED

FROM

BEN F. SELLS, ET UX

TO

WILLIAM STEVE HALL,

and wife, NORMA JEAN HALL

F: 0 5 4 8 9:

IDENTIF. REFERENCE

DEC 18 9 04 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

DEC 18 78	CONV	*6,500.00				
DEC 18 78	S'TAX		B*	16.90		
DEC 18 78	PR'FEE		B*	.50		
DEC 18 78	W'DEED		B*	4.00	*	21.40