BOOK 5378 PAGE 166

WARRANTY DEED

FILE 10

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
P. Jon Branton et ux	First Tennessee Bank, N. A.	Map 107-5
(NAME) 1912 Karen Drive	(NAME) P.O. Box 474	Parcel 171
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37217	(STREET ADDRESS) Memphis, TN 38101	2 DA 51870
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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, the receipt of which is hereby acknowledged,

I, MARGARET W. COLEMAN, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said
P. JON BRANTON AND WIFE, RUTH P. BRANTON,

their *(successors), heirs and assigns,*

certain real estate in ~~XXXXXXXXX~~ *Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 169 on the Plan of Belair Subdivision, Section II, of record in Book 2900, page 32, Register's Office for said County.

Said Lot No. 169 fronts 65 feet on the northerly margin of Karen Drive and extends back 129 feet on the westerly line and 127.3 feet on the easterly line to a line in the rear measuring65 feet thereon.

Being the same property conveyed to Margaret W. Coleman by deed from Emory W. Coleman and wife, Inge Coleman, of record in Book 4570, page 890; and by deed from New Haven Park Company, of record in Book 3504, page 429, 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 $ 82,000.00

Subscribed and sworn to before me, this the 30th day of November 19 78

Affiant P. Jon Branton

My commission expires: 2/2/81 (Affix Seal)

Notary Public

This is unimproved ( ) improved (XX) property, known as 1912 Karen Drive (House Number) (Street) Nashville 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
P. Jon Branton and wife, Ruth P. Branton, their
(successors), heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* P. Jon Branton and wife, Ruth P. Branton, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 30th *day of* November, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Margaret W. Coleman

Margaret W. Coleman

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Margaret W. Coleman, unmarried,

the within named 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 Nashville, Tennessee
this 30th *day of* November, *19*78

Notary Public

Commission expires 2/2/81

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.....

DEC22[78]	CONV	32,000.00				
DEC22[78]S'TAX			B*	83.20		
DEC22[78]PR'FEE			B*	.50		
DEC22[78]	W'DEED		B*	4.00	*	87.70

WARRANTY DEED

FROM

TO

F 0 6 5 1 4

IDENTIF. REFERENCE

DEC 22 11 07 AM '78

FE[illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Lawyers Title of Nashville, Inc.
POST OFFICE BOX 742 • 101 CUMBERLAND STREET
MADISON, TENNESSEE 37115
AREA CODE 615/868-8700