WARRANTY DEED. (For Typewriter) (Box 637-1) Revised 1975 MARSHALL & BRUCE - NASHVILLE

WARRANTY DEED

This instrument prepared by:

Wallace & Sanders	107 Mill Avenue	
(Name)	(Street address or Route Number)	
Waverly	Tennessee	37185
(City)	(STATE)	(ZIP CODE)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. & Margaret O.	Same	91-10
(NAME: Wiseman	(NAME:	Par 392 Is
701 49th Ave. North		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209		
(CITY) STATE (ZIP CODE)	(CITY) STATE (ZIP CODE)	

Mail?

FOR AND IN CONSIDERATION of the sum of ---Twelve Thousand and no/100--- ($12,000.00) DOLLARS

cash in hand paid receipt of which is hereby acknowledged

James M. Wiseman & wife, Patricia B. Wiseman

have bargained and sold, and by these presents do transfer and convey unto the said James W. Wiseman and wife, Margaret O. Wiseman

heirs and assigns, a certain tract or parcel of land in Civil District of Davidson County, State of Tennessee, as follows:

Being Lot No. 25 on the Revised Plan of Section One, Morrow Meadows as of record in Book 2083, Page 105, Register's Office for said County.

Said Lot No. 25 fronts 44.89 feet on the east side of Delray Drive and runs back between lines, 137 feet on the north line and 145.2 feet on the south line to a dead line in the rear on which it measures 70.29 feet, said dead line being a broken line.

Being part of the property conveyed to Brentwood Homes, Inc., by deed from W. L. Bainbridge, Jr. and wife, of record in Book 2293, page 509, said Register's Office and the same property conveyed to the grantors herein by deed from Brentwood Homes, Inc., being filed for record simultaneously herewith.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$12,000.00

Affiant

SUBSCRIBED, AND SWORN TO BEFORE ME, THIS THE 31st DAY OF Mar. 1979.

Deputy Register

BOOK 5391 PAGE 85

JAN31 79	CONV	12,000.00			
JAN31 79 S'TAX			B*	31.20	
JAN31 79 PR'FEE			B*	.50	
JAN31 79	W'DEED		B*	6.00	* 37.70

The previous and last conveyance being a Deed to *James M. Wiseman*

from *J. P. Herity and Eula L. Herity*

Registered in Register's Office of *Davidson* County, State of Tennessee,

in Vol. *2083* Page *105*

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said *James W. Wiseman and wife, Margaret O. Wiseman, their*

heirs and assigns, forever. And *we* do covenant with the said *James W. Wiseman and wife, Margaret O. Wiseman*

that *we are* lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unincumbered.

And *we* do further covenant and bind *ourselves, our* heirs and representatives, to warrant and forever defend the title to said land to the said *James W. Wiseman and wife, Margaret O. Wiseman*

heirs and assigns, against the lawful claims of all persons whomsoever. ~~A lien is expressly retained upon the property herein conveyed to secure all the deferred payments of purchase money.~~

Witness *my* hand, this *13th* day of *January*, 19*79*

Witness: *James M. Wiseman*

Patricia B. Wiseman

State of Tennessee County.

The foregoing Deed was received and transferred.

This ..... day of ....., 19....., at ..... O'Clock ..... M.

Assessor of Property.

ACKNOWLEDGEMENT BEFORE NOTARY PUBLIC.

BOOK 5391 PAGE 86

STATE OF TENNESSEE, HUMPHREYS COUNTY

Personally appeared before me, Juanita Y. Quarles, a Notary Public in and for said County and State, the within named James M. Wiseman and wife, Patricia B. Wiseman

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

JUANITA Y. QUARLES NOTARY PUBLIC HUMPHREYS COUNTY, TENN.

Witness my hand and official seal, at Waverly

Tennessee, this 13 day of January, 1979

My Commission Expires 1/10/, 1980 Juanita Y. Quarles Notary Public.

ACKNOWLEDGEMENT BEFORE NOTARY PUBLIC.

STATE OF TENNESSEE, COUNTY

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

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

IDENTIFICATION REFERENCE JAN 31 11 17 AM '79 FILED IN THE OFFICE OF THE REGISTER HUMPHREYS COUNTY, TENN.

Witness my hand and official seal, at

Tennessee, this day of, 19

My Commission Expires, 19 Notary Public.

P. 1-2-1-8-4

STATE OF TENNESSEE Register's Office, , 19

COUNTY OF

The foregoing instrument and certificate were noted in Note Book Page At O'Clock M.

19, and recorded in Book, Series, Page State Tax

Paid $ Fee Recording Fee Total Witness my hand Receipt No.

Register.

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant.

Subscribed and sworn to before me this the day of ,

19

Register or Notary Public.