BOOK 5394 PAGE 885

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

mail

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Bennie R. Shipley and wife, Shelia Fay Shipley	First & Mid-South Mortgage Co.	142-14
(NAME)	(NAME)	
754 Harpeth Parkway West	P. O. Box 2568	#142
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, TN 37219	9D-28721
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)----------
---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to First and Mid-South Mortgage Company, secured by a deed of trust of record in Book 5150, page 820, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith

JAMES T. ANDERSON and wife, JADE D. ANDERSON

have this day bargained and sold, and do hereby transfer and convey unto the said
BENNIE R. SHIPLEY and wife, SHELIA FAY SHIPLEY

their *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennesssee, being Lot No . 2 on the Plan of Harpeth Park West as of record in Book 4715, page 16, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 fronts 85.0 feet along the northeasterly margin of Harpeth Parkway West and extends back 264.93 feet on the northwesterly line and 263.04 feet on the southeasterly line to a dead line in the rear on which it measures 42.13 feet thereon.

Being the same property conveyed to James T. Anderson and wife, Jade D. Anderson, by deed from Frederick F. Smart and wife, of record in Book 5150, page 818, said Register's Office.

CHANCERY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 53,900.00

Subscribed and sworn to before me, this the 12th day of February, 19 79

Affiant: Shelia F. Shipley

My commission expires: 5/6/80 (Affix Seal)

Notary Public: Patricia A Burgess

This is improved (X) unimproved ( ) property, known as 754 Harpeth Parkway West, Nashville, Tennessee
(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
BENNIE R. SHIPLEY and wife, SHELIA FAY SHIPLEY

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 for 1979 taxes;plan of record in BK.4715,p.1
deed of trust in BK.5150,p.820;restrictions in BK.4689,p.505

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*
BENNIE R. SHIPLEY and wife, SHELIA FAY SHIPLEY

their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 12th *day of* January, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James T. Anderson
James T. Anderson

Jade D. Anderson
Jade D. Anderson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* James T. Anderson and wife, Jade D. Anderson

*the within named 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* 12th *day of* January, *19* 79

Patricia A Burgess *Notary Public*

Commission expires 3/6/80

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.....

2742 02/13 144.50 - CHECK

WARRANTY DEED

FROM
James T. Anderson et ux

TO
Bennie R. Shipley et ux

F. 1. 3. 9. 3. 7.

IDENTIF. REFERENCE

FEB 13 1 02 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238