PREPARED BY
BURT R. FRANCIS, JR. ATTY
95 WHITE BRIDGE RD
NASHVILLE, TN. 37205

5307 02/27 69.60- CHECK

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROY M. HOLMES et ux (NAME:)	ROY M. HOLMES (NAME:)	83-10 250
1807 Lakehurst Drive (STREET ADDRESS OR ROUTE NUMBER)	5120 Drakes Branch Road (STREET ADDRESS)	BOOK 5399 PAGE 55
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37218 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TWO THOUSAND ---------- *DOLLARS*
receipt of which is hereby acknowledged and the assumption of a Deed of Trust note executed by CHARLES E. MANN et ux, BEVERLY I. MANN, payable to Commerce Union Bank executed on March 23, 1977, and of record in Book _____, Page _____ R. O. D. C. For purposes of this transaction the Grantee herein forgives and acknowledges payment of a demand note executed by CHARLES E. MANN et ux, BEVERLY I. MANN on October 10, 1978, and payable to the said ROY M. HOLMES. Said demand note is secured by Deed of Trust of even date therewith and of record in Book 5350, Page 744 R. O. D. C.

have bargained and sold, and by these presents do transfer and convey unto the said ROY M. HOLMES et ux, BRENDA G. HOLMES *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

LAND in Davidson County, Tennessee, being part of a 10 1/4 acre tract as shown in the Plan of Richardson Place, as of record in Book 547, page 135, Register's Office for said County, described according to a survey made by Erle Drake, County Surveyor, September 4, 1935, and revised on October 1, 1936, as follows:

BEGINNING at a point in the north margin of a 20-foot unnamed roadway as shown on said plan known as Lakehurst Drive, being the southwest corner of a 60-foot lot shown on said survey; thence northerly 140 feet to the south line of the McEwen Subdivision, of record in Book 332, page 133, said Register's Office; thence with the line of said subdivision, easterly 75 feet to a point; thence southerly 140 feet to the north margin of Lakehurst Drive; thence with the margin of the same, westerly 75 feet to the point of beginning.

BEING the same property conveyed to Charles E. Mann and wife, Beverly I. Mann by deed from Richard L. Taylor and W. Damon Beard as of record in Book _____, page _____, Register's Office of Davidson County, Tennessee.

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,500.00

Affiant

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

My commission expires: 2/15/81

(Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1807 Lakehurst Drive, (House Number) (Street) Nashville, (P. O. Address:) Tennessee (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ROY M. HOLMES et ux, BRENDA G. HOLMES their *heirs and assigns, forever.*

And we *do covenant with the said* ROY M. HOLMES *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.* except as aforesaid.

And we *do further covenant and bind* our *heirs and representatives, to warrant and forever defend the title to the said land to the said* ROY M. HOLMES et ux their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 19th *day of* February, *19*29, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles E. Mann

Beverly A. Mann

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, SARAH P. FLEMING, a Notary Public in and for said County and State, the within named Charles E. Mann and wife, Beverly I. Mann

the 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 Nashville, Tennessee, this 19th day of February, 19 79.

Sarah P. Fleming, Notary Public.

Commission Expires 2/15/81

STATE OF
COUNTY OF

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.

Witness my hand and official seal at, this day of, 19.

, Notary Public.

Commission Expires

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

CHARLES E. MANN et ux

TO

ROY M. HOLMES et ux

F. I. S. 8. 5 2.

IDENTIF. REFERENCE

Feb 27 11 27 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208