7966 04/24 108.76- CHECK

WARRANTY DEED

BOOK 5425 PAGE 251

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,100.00

Virginia L. Webb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF April, 1979.

Notary Public

MY COMMISSION EXPIRES: 5-18-81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ROBINSON & GWIN, Attorneys 107 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin D. Webb et ux (NAME)	Allstate Enterprises Mort. Co. (NAME)	Map 83-6
1810 Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER)	104 Wilmot Road (STREET ADDRESS)	Parcel 410
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Deerfield, Illinois 60015 (CITY) (STATE) (ZIP)	23W-10360

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JAMES W. PIERCE and wife, SANDRA K. PIERCE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MELVIN D. WEBB and wife, VIRGINIA L. WEBB

HEREINAFTER CALLED THE GRANTEES, THEIR 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 Lot No. 2 on the Plan of a Subdivision of Part of Lot No. 8 of the W. L. Horn Addition of record in Book 4060, page 105, Register's Office for said County.

Said Lot No. 2, being a corner lot, fronts 32.5 feet on the southerly margin of Eastland Avenue and 279.5 feet on the westerly margin of an unconstructed street, said frontages joined by a curve of 39.8 feet, and extends back 305 feet on the westerly line and 53.0 feet on the southerly line to a point.

Being the same property conveyed to James W. Pierce and wife, Sandra K. Pierce by deed dated March 27, 1978 from James D. McConnell and wife, Patricia A. McConnell, as of record in Book 5267, page 137, said Register's Office.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal.

This is unimproved ( ) improved (XX) property, known as 1810 Eastland Avenue, Nashville, TN 37206
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever: and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 18th day of April, 1979

James W. Pierce Sandra K Pierce

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James W. Pierce and wife, Sandra K. Pierce

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 18th day of April, 1979

Commission Expires 5-18-81

Notary Public

STATE OF
County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon {his oath / their several oaths} acknowledged {himself / themselves} to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that {he / they} as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____

WITNESS my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

F. 25605

IDENTIF. REFERENCE

APR 24 9 26 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
JAMES W. PIERCE et ux

TO
MELVIN D. WEBB et ux

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Service

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

40100.00- CO
104.26 CO TX
.50 PRFEE
4.00 WDEED
CHECK 108.76-
7966A04/24/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 25605

IDENTIF. REFERENCE T

Apr 24 9 26 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 679252