DELTA TITLE COMPANY
JWG INTERNATIONAL PLAZA DRIVE
SUITE-520
8219 P.O. BOX 17951 CHECK
NASHVILLE, TENNESSEE 37217
4-25 72.88 Check

THIS INSTRUMENT PREPARED BY
THOMAS, [illegible] & BALL
107 [illegible]
NASHVILLE, TENNESSEE 37219

BOOK 5425 PAGE 784 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,350.00

Ralph E Dixon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF APRIL, 19 79

Notary Public

MY COMMISSION EXPIRES: 5/31/82
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY		
NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MR/MS. RALPH E. DIXON (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	44-5-63
321 RAYON DRIVE (STREET ADDRESS OR ROUTE NUMBER)	4041 KNIGHT ARNOLD ROAD (STREET ADDRESS)	
OLD HICKORY, TN. (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TN., 38118 (CITY) (STATE) (ZIP)	

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, JOHNNY BURNS, & WIFE, INA L. BURNS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RALPH E. DIXON, & WIFE, PAMELA L. DIXON

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:

BEING Lots Nos. 133 and 134 on the Plan of Rayon City, of record in Book 843, Page 13 of the Register's Office for said County, and according to an unrecorded survey by James A. Hamilton, Jr., Surveyor on March 15, 1954.

Said Lots Nos. 133 and 134 front together 100 feet on the southwesterly side of Rayon Drive, formerly Lindberg Drive, and extend back southwesterly between parallel lines 150 feet to a rear line measuring 100 feet thereon.

Being the same property conveyed to grantors by virtue of a warranty deed of record in Book 5033, Page 165 of the said Davidson County Register's office.

s

This conveyance, however, is subject to any and all easements, restrictions and easements of public record and in particular to an easement 2.5 feet wide along the northwesterly boundary line of lot 133 for an asphalt driveway leading to property at the rear of lots 133 and 134, said easement being of record in Book 5406, Page 388, as amended in Book 5425, Page 782, said register's office.

This is unimproved ( ) improved (X) property, known as 321 RAYON DRIVE (House Number) (Street) OLD HICKORY, TN. (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 piural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness THEIR hand S this 16th day of APRIL, 19 79

X Johnny Burns
JOHNNY BURNS

X Ina L. Burns
INA L. BURNS

BOOK 5425 PAGE 735

STATE OF TENNESSEE
DAVIDSON County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JOHNNY BURNS, & WIFE, INA L. BURNS

the 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 DAVIDSON COUNTY, Tennessee, this 16th day of APRIL, 19 79

Commission expires 3/31/81

Barbara Kulogoski
Notary Public

STATE OF TENNESSEE
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 purposes 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

WARRANTY DEED

FROM

TO

F. 2. 5. 8. I. I.
mail
env

IDENTIF. REFERENCE

APR 25 9 34 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

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

RECEIVED OF BOOK 5425 PAGE 786

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
			26350.00- CO	
			68.38 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	72.88-
8219A04/25/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 2 5 8 1 1.

IDENTIF. REFERENCE

APR 25 9 34 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 679495