DAVID B. HERBERT
Gullett, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 5429 PAGE 44

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-6-169	Billy W. Thomas Brenda J. Thomas	Mercantile Mortgage Company P.O. Box 14569 St. Louis, MO 63178
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 016760-3
12W-7539	1113 57th Avenue, North	PROPERTY IS XX IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

Blair Realtors

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Billy W. Thomas and wife, Brenda J. Thomas

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 8 on the Map of West Park Addition No. 2, as of record in Book 2330, page 63, and corrected by a certificate of correction of record in Book 2649, page 178.

Said Lot No. 8 fronts 57.9 feet on the easterly side of 57th Avenue, North and runs back between lines 183 feet on the northerly line and 191.2 feet on the southerly line, to a dead line in the rear measuring 39 feet thereon.

Being the same property conveyed to Blair Realtors, Inc., by deed from Clayton W. Burgett and wife, Betty W. Burgett, as of record in Book 5395, page 733.

This conveyance is made subject to restrictions in Book 2483, page 629.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except taxes for the current year which have been prorated and assumed by Grantee herein.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 27th day of April, 19 79.

Jerry W. Blair Pres.

Blair Realtors
BY: Jerry Blair

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5429 PAGE 45

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), 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 _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 28,700.00 × Billy W Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April 1979
MY COMMISSION EXPIRES: 4-18-82 (AFFIX SEAL) Mary Ann Kelley
Notary Public

F. 26955

IDENTIF. REFERENCE

MAY 1 2 25 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Blair Realtors

TO
Billy W. Thomas
Brenda J. Thomas

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, The Undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Jerry Blair and _____ with whom I am personally acquainted, and who upon oath acknowledged himself to be the President and _____, respectively, of Blair Realtors, a corporation, the bargainor, and that he, as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said Jerry Blair as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at Nashville, Tennessee, this, the 27th day of April, 1979.

My commission expires: 4-18-82

Mary Ann Kelley
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TN

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

BOOK 5429 PAGE 46

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
			28700.00- CO	
			74.62 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	79.12-
9688A05/01/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 26955

IDENTIF. REFERENCE

MAY 1 2 25 PM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 680924