STATE OF TENNESSEE }
COUNTY OF Davidson } BOOK 5431 PAGE 551

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

35,500.00

Dennis Capps
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF MAY, 19 79

Notary Public

MY COMMISSION EXPIRES: 11-6-82

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis Capps (NAME)	McNeill Mortgage and Inv.Co.,Inc (NAME)	75-1
Lot #88, Heritage Trail (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 11227 (STREET ADDRESS)	27
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38111 (CITY) (STATE) (ZIP)	4D 67109

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, Jack Williams Const. Co., Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dennis Capps and wife Olive M. Capps

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 the 4th Civil District of Davidson County, Tennessee, being Lot No. 88 on the Plat of Hermitage Hills, Section 12, of record in Book 4675, page 125, Register's Office for said County.

Said Lot No. 88 fronts 90.0 feet on the northeasterly margin of Heritage Trail and extends back between lines 150.87 feet on the northwesterly line and 80.74 feet on the southeasterly line to a line in the rear on which it measures 114.09 feet.

Being part of the same property conveyed to Jack Williams Construction Co., Inc. by deed from Home Federal Savings and Loan Association of Nashville, of record in Book 5320, page 318, Register's Office for Davidson County, Tennessee

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is { unimproved ( ) / improved (XX) } property, known as Lot #88, Heritage Trail (House Number) (Street) Hermitage, TN 37076 (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 my hand this 3RD day of MAY, 19 79

Jack Williams

425

STATE OF TENNESSEE }

BOOK 5431 PAGE 552

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 _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE }
County of Davidson }

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jack Williams and _____ with whom I am personally acquainted and who upon (his oath) ~~(their several oaths)~~ acknowledged (himself) ~~(themselves)~~ to be the President and _____ respectively of the Jack Williams Const. Co., Inc. the within named bargainor, a corporation, and that (he) (they) as such President 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 Jack Williams as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 3RD day of MAY, 19 79

My commission expires 11-6-82

_____
Notary Public

WARRANTY DEED

FROM
Jack Williams Const. Co., Inc.

TO
Dennis Capps

F-2-7-8-6-7

IDENTIF. REFERENCE

MAY 4 3 48 PM '79

FELIX Z. ZOLLICOFFER, REGISTER
DAVIDSON COUNTY, TENN.

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201

841 05/04 96.30- CHECK

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

BOOK 5431 PAGE 553

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
			35500.00- CO	
			92.30 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	96.80-
084	A05/04/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 27667

IDENTIFICATION

MAY 4 3 48 PM '79

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

No. 682045