BOOK 5445 PAGE 188

7220 [illegible]

PREPARED BY & RETURN TO:

Joel Riggs & Company
2319 Crestmoor Road
Nashville, Tennessee 37215

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,000.00

Sherilyn H. Kramer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May, 1979.

Joel Riggs
Notary Public

MY COMMISSION EXPIRES: June 9, 1980
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R.B. Kramer (NAME)	Same (NAME)	Map 104-6
226 Woodmont Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 190
Nashville, TN. 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	26W-06260

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, Billy N. Sherrill and Charlene Sherrill

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R.B. Kramer and wife, Sherilyn H. Kramer

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. 12 in the Bransford Realty Company's West End Avenue Place, as of record in Plan Book No. 332, page 15, of the Register's Office for said County.

Said Lot No. 12 fronts 50 feet on the west side of 32nd Avenue South, and runs back on its southerly line with the northerly line of Lot No. 13, 150 feet to an alley, and on its north line with the southern margin of an alley, 155 feet to an alley, measuring 15 feet, more or less, on said alley.

Being the same property conveyed to Billy N. Sherrill from Cherokee Insurance Company, a Tennessee Corporation by deed of Record in Book 5445, page 185, in Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 107 - 32nd Avenue South; Nashville, Tennessee 37212
(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 my hand this 31st day of May, 19 79

Ann E. Sutton

Billy N. Sherrill Charlene Sherrill

Attorney in Fact for Billy N. Sherrill and Charlene Sherrill

State of Tennessee
Davidson County

On this 31ST day of MAY, 1979 before me personally appeared Ann E. Sutton, to me known to be the person who executed the forgoing instrument in behalf of Billy N. Sherrill and wife Charlene Sherrill and acknowledged that he executed the same as the free act and deed of said Billy N. Sherrill and wife, Charlene Sherrill.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of May, 1979.

My Commission Expires: June 9, 1980

Joel Riggs
Notary Public

WARRANTY DEED

FROM
Billy N. Sherrill and wife,
Charlene Sherrill

TO
R.B. Kramer and wife,
Sherilyn H. Kramer

F 32806
mail
ent

IDENTIF. REFERENCE

JUN 5 10 41 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

BOOK 5445 PAGE 190

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
			43000.00- CO	
			111.80 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	116.30-
7220A	06/05/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 32806

IDENTIF. REFERENCE

JUN 5 10 41 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 688221