This instrument prepared by:
Paul Holbrook, Attorney
1202 Nashville Trust Bldg.
Nashville, Tennessee 37201

BOOK 5472 PAGE 396

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas Charles Penick	Sallie P. Fulcher	Map 83-12
(NAME)	(NAME)	
4408 Saunders Avenue	2453 Eastland Avenue	Par. 116
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	&c
Nashville, Tennessee	Nashville, Tennessee 37206	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 - ($10.00) - - - - - - *Dollars,* cash in hand paid receipt of which I, Sallie P. Fulcher acknowledges and the love which I, Sallie P. Fulcher bear toward my brother, Thomas Charles Penick and the interest he has taken in my welfare and the welfare of my husband, G. W. Fulcher, Jr. for many years, further consideration the said Sallie P. Fulcher and G. W. Fulcher shall reserve and maintain a home in the hereinafter described property and shall continue until the death of the said Sallie P. Fulcher and G. W. Fulcher, Jr. at which time the said Thomas Charles Penick shall own the hereinafter described property absolutely and in fee simple.

I, Sallie P. Fulcher

have this day bargained and sold, and do hereby transfer and convey unto the said

Thomas Charles Penick

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 199 on the map of Section Four, Eastland Acres, as of record in Book 2331, page 94, Register's Office for said County, to which plan reference is here made for a complete and accurate description.

Being the same real property conveyed to Sallie P. Fulcher by deed of record in Book 4343, page 338, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $40,000.00

Subscribed and sworn to before me, this the 26th day of July, 19 79.

Affiant Sallie P. Fulcher

My commission expires: 4/25/81.
(Affix Seal)

Notary Public Paul Holbrook

This is improved (X) unimproved ( ) property, known as 2453 (House Number) Eastland (Street) Avenue Nashville P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Thomas Charles Penick his *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Thomas Charles Penick, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 26th *day of* July, 19 79 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sallie P. Fulcher

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sallie P. Fulcher the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 26th day of July, 19 79.

Paul Holbrook Notary Public

Commission expires 4/25/81.

PAUL HOLBROOK NOTARY PUBLIC DAVIDSON COUNTY, TENN. EXPIRES 4-25-1981

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be.....of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM
Sallie P. Fulcher
TO
Thomas Charles Penick

F. 42609

IDENTIF. REFERENCE

JUL 27 12 48 PM '79

FELIX E. DYSON, JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

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

RECEIVED OF _____

FOR _____

BOOK 5472 PAGE 398

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

40000.00- CO
104.00 CO TX
.50 PRPFE
6.00 NOBLD
CHECK 110.50-
970|AD7/27/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.42609

IDENTIF. REFERENCE

JUL 27 12 48 PM '79

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

No. 700339