BOOK 5473 PAGE 978

378 07/31 07.10- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF July 19 79.

Notary Public

MY COMMISSION EXPIRES: 7-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Hibbett, Jr. (single) (NAME)	Exchange Bond & Mortgage Corp. (NAME)	107-14-67
624 Harpeth Bend Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Dr., N.E. (STREET ADDRESS)	2DA-55075
Nashville, Tenn. 37221 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (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, James A. Billings and wife, Terry L. Billings

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Hibbett, Jr. (single)

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 Lot No. 158 on the Map of Miro Meadows Subdivision, as of record in Book 1424, page 94, Register's Office for Davidson County, Tennessee.

SAID Lot No. 158 fronts 65 feet on the westerly side of Kipling Drive and runs back 158.8 feet on the northerly line and 151.8 feet on the southerly line, to a dead line measuring 54 feet thereon.

BEING the same property conveyed to James A. Billings and wife, Terry L. Billings by deed from Jerry W. Blair and Robert L. McGowan of record in Book 5006, page 909, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a 10 foot public utility easement along the rear lot line.

This conveyance is subject to 60 foot minimum building setback line of record in Book 1424, page 94, said Register's Office.

THIS conveyance subject to such restrictions, easements and setback lines of record in said Register's Office.

unimproved ( )
This is improved (XX) property, known as 921 Kipling Drive Nashville, Tn. 37217
(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 our hand s this 28th day of June, 1979

James A. Billings

Terry L. Billings

BOOK 5473 PAGE 979

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James A. Billings and Terry L. Billings

the bargainors, 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, Tennessee, this 28th day of June 19 79

Commission expires 7/19/81

Notary Public

STATE OF TENNESSEE
Davidson 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

F: 4 3 1 6 7:

WARRANTY DEED

FROM

James A. Billings and wife,

Terry L. Billings

TO

James L. Hibbett, Jr.

IDENTIF. REFERENCE

JUL 31 10 34 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

title escrow, inc.

218 fortune building 1
311 plus park boulevard
nashville, tennessee 37217

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

BOOK 5473 PAGE 980

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

31000.00- CO
80.60 CO TX
.50 PRFEE
6.00 WDEED
CHECK 87.10-
037BA07/31/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 4 3 1 6 7.

IDENTIF. REFERENCE

JUL 31 10 34 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 700994