THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
223 Madison Street
Madison, TN 37115

WARRANTY DEED

BOOK 5475 PAGE 782

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
CLARA M. SIMMONS, a widow	KIMBROUGH-KAVANAUGH & ASSOC.	MAP 43 13
(NAME)	(NAME)	
237 Hickory Street	416 Union Street	PAR 340
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(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, and other good and valuable consideration, the receipt of which is hereby acknowledged,

TONY LYNN STAFFORD AND WIFE, DONNA GAYLE SIMMONS STAFFORD, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said CLARA M. SIMMONS, a widow, hereinafter referred to as Grantee, her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

Being Lot No. 10 of Block E on the Map of Crittenden Estates as of record in Book 947, page 69, Register's Office for said County.

Said Lot fronts 50 feet on the north side of Hickory Street, formerly Oak Street and runs back between lines 131.7 feet on the west line and 131.1 feet on the east line to a dead line in the rear on which it measures 50 feet.

Being the same property conveyed to Tony Lynn Stafford and wife, Donna Gayle Simmons Stafford, as tenants by the entirety, by deed from Clara M. Simmons, a widow, of record in Book 5405, page 557, 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 $ 15,000.00

Affiant

Subscribed and sworn to before me, this the 3rd day of August, 1979

HOMER R. AYERS
Notary Public (Affix Seal) Notary Public, State of Tenn. at Large

My commission expires: Commission Expires 2-14-81

This is unimproved ( ) improved ( ) property, known as 237 Hickory Street, Nashville, Tennessee
(House Number) (Street) 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 grantee, her (successors), heirs and assigns forever. we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said grantee, her (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 3rd day of August, 1979, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Tony Lynn Stafford

Donna Gayle Simmons Stafford

BOOK 5475 PAGE 783

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TONY LYNN STAFFORD AND WIFE, DONNA GAYLE SIMMONS STAFFORD

the within named bargainor S., 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 3rd day of August, 19 79.

HOMER R. AYERS
Notary Public, State of Tenn. at Large
Commission Expires 2-14-81

Commission expires

Notary Public

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.

1856

WARRANTY DEED

FROM

TONY LYNN STAFFORD, ET UX
TO
CLARA SIMMONS, a widow

F. 4. 3. 7. 4. 7.

IDENTIF. REFERENCE

AUG 3 8 08 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

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

BOOK 5475 PAGE 784

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
			15000.00- CO	
			39.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CASH	45.50-
1056A08/03/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 4 3 7 4. 7.

IDENTIF. REFERENCE

AUG 3 8 09 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 701642