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4753 08/16 250.20- CHECK

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 94,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13TH DAY OF AUGUST, 19 79

Notary Public

MY COMMISSION EXPIRES: My Commission Expires August 15, 1982

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A. Herman Caplinger (NAME)	SAME (NAME)	158-3
6113 Melbourne Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	41
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FH-14804

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, C. Ray Canady and wife Janet B. Canady

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A. Herman Caplinger and wife Hortense S. Caplinger

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, being Lot No. 497 on the Plan of Section VIII, Hillsboro Park, as of record in Book 2663, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 497 fronts 178 feet on the northerly side of Melbourne Drive, and runs back 202 feet on the east line and 243.7 feet on the west line, to a dead line which is a broken line, measuring 234.2 feet.

Being the same property conveyed to C. Ray Canady and wife, Janet B. Canady, by deed from J. Wallace Riggins, Jr. and wife, Ann G. Riggins, as of record in Book 4652, page 75, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions and rights of way of record.

This is improved (X) unimproved ( ) property, known as 6113 Melbourne Drive (House Number) (Street) Nashville, TN 37215 (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 hands this 13TH day of AUGUST, 19 79

C. Ray Canady

Janet B. Canady

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. Ray Canady and wife Janet B. Canady

the 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 13TH day of AUGUST 19 79.

Commission expires ~~My Commission Expires August 15, 1979~~

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ and _____ (they) 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

WARRANTY DEED

FROM
C. Ray Canady

TO
A. Herman Caplinger

F 46657

IDENTIF. REFERENCE

AUG 16 2 01 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 11

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

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

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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
			94500.00- CO	
			245.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 252.20-	
4753A08/16/79			BAL .0.	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 466571

IDENTIF. REFERENCE

AUG 16 2 01 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 705244