This instrument was prepared by:
GRISSOM AND SHORT, Attorneys
1400 American Trust Building
Nashville, Tennessee 37201

Bay 21-14

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
E. A. Sircy, Jr., et ux (NAME)	Same (NAME)	82-8-302
1401 Gallatin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5494 PAGE 791

For and in consideration of the sum of Ten and No/100---------- ----------($10.00)---------- DOLLARS and other good and valuable consideration, the receipt of which is hereby acknowledged;

We, David C. Watkins, Jr., and wife, Karen R. Watkins,

have bargained and sold, and by these presents do transfer and convey unto the said E. A. Sircy, Jr., and wife, Louise R. Sircy,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 12, of Block C, on the Map of Eastwood Addition, of record in Book 332, page 63, Register's Office for said County.

SAID Lot No. 12 fronts fifty feet on the north side of Chickamauga Avenue and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to David C. Watkins, Jr., by deed from John E. Jordan, of record in Book 5123, page 272, said Register's Office.

unimproved ( )
This is improved (X) property, known as 909 Chickamauga Avenue (House Number) (Street)
Nashville, Tennessee 37206 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 6th day of September, 1979.

David C. Watkins
DAVID C. WATKINS, JR.

Karen R. Watkins
KAREN R. WATKINS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5494 PAGE 792

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David C. Watkins, Jr., and Karen R. Watkins

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 6th day of September, 1979.

My commission expires Feb 4 1980 Notary Public Teresa Gatlin

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $17,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

✓ _____

Sworn to and subscribed before me
this 6th day of September, 1979.

My commission expires Feb 4 1980 Notary Public Teresa Gatlin

This instrument was prepared by:

HUNTER SHORT, Attorney, 1400 American Trust Building, Nashville, TN 37201

Name | Address

WARRANTY DEED

FROM

DAVID C. WATKINS, JR., and wife, KAREN R. WATKINS

TO

E. A. SIRCY, JR., and wife, LOUISE R. SIRCY

F-50626

IDENTIF. REFERENCE

SEP 7 11 16 AM '79

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5494 PAGE 793

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

17[illegible] .[illegible]3- CO
M .[illegible]3 CO TX
.50 PRFEE
[illegible] [illegible]E
CHECK 50.70-
9650A09/07/79 BIL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-50626

IDENTIF. REFERENCE

SEP 7 11 16 AM '79

[illegible] REGISTER
DAVIDSON COUNTY, TENN.

No. 710203