Prepared by Karl L. Bishop
Attorney at law
327 Union Street
Nashville, TN. 37219

BOOK 5508 PAGE 985

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ELIZABETH SIMMONS	SAME	Map 81-16
(NAME)	(NAME)	
1539 - 12th Avenue, North		Parcel #724
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37208		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of ~~XXXXXX~~ Love and Affection and reserving for myself a life estate in the property being conveyed ~~XXXX~~

I, Sadie Lyons, a widow,

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

her

the Grantees herein, ~~XXX~~ *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being lot no. 41 and the westerly 20 feet of lot no. 40 Block "B" in Bransford Realty Company's subdivision of the North Hill Tract, a plan of which is of record in Book 332, page 72, of the Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point on the North side of Locklayer Street, the common corner of lots Nos. 41 and 42 in said plan; running thence northerly along the common boundary of lots Nos. 41 and 42, 100 feet to a point on the south margin of an alley; thence westerly along said margin of said alley 61 1/2 feet to a point; thence in a straight line southerly 40 feet to a point; thence westerly 6 1/2 feet to a point; thence in a straight line southerly 60 feet to a point on the north margin of Locklayer Street; thence in a westerly direction along said margin of Locklayer Street, 55 feet to the point of beginning.

Being the same property conveyed by Warranty Deed from Rev. R. S. Mitchell, a widower, to Jim Lyons and wife, Sadie Lyons, as of record in Book 1516, page 329, of the Register's Office of Davidson County, Tennessee. Jim Lyons is now deceased.

I, Sadie Lyons, Grantor, do hereby reserve for myself a life estate in the above described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 1,000.00

Subscribed and sworn to before me, this the 14 day of August, 19 79

My commission expires: 5 Feb 1, 1980 (Affix Seal)

Affiant: x Sadie L. Lyons

Notary Public: Bern B. Bishop

This is improved ( ) unimproved property known as 934 Locklayer 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 thereto belonging, to the said Grantees, ~~XXX~~ *(successors), heirs and assigns forever* ~~X~~ *covenant that* ~~XXX~~ I am ~~X~~ *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 myself, my

~~XXXX XX~~ *We further covenant and bind* ~~XXXXXX~~, *our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.*

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 14 *day of* August, *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.*

x Sadie L Lyons

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barry B. Bisby, *a Notary Public in and for said County and State,* Sadie Lyons

the within named bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, *this* 14th *day of* August, *19* 79.

Barry B. Bisby *Notary Public*

Commission expires September 1, 1980.

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 .....

F. 5. 5. 7. 7. 7

6178 10/03 9.10- CHECK

IDENTIF. REFERENCE

OCT 3 2 20 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

SADIE LYONS, A Widow

TO

ELIZABETH SIMMONS

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5508 PAGE 987

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
			1000.00- CO	
			2.60 CO TX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK	9.10-
			61784 10/03/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 5. 5. 7. 7. 7

IDENTIF. REFERENCE

OCT 3 2 20 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 716347