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Form No. WD-1

7493 11/30 50.70- CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$17,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November 1979

Notary Public

MY COMMISSION EXPIRES: 2/5/83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Independent Title Company, Suite 1704 - 17th Floor, One Commerce Place, Nashville, Tn. 37239
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John A. Yarbrough (NAME)	Lomas & Nettleton Company (NAME)	MAP 82-3
1120 Pennock Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 964 (STREET ADDRESS)	PARCEL 280
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	FB #20W-22115

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, Ruby O. Leaver, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John A. Yarbrough and wife, Linda Yarbrough

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. 16 on the Map of Crutcher Brother's Subdivision of part of the Lucy H. Lindsley Property in East Nashville, of record in Book 161, page 158, Regsiter's Office for said County.

Said Lot No. 16 fronts 50 feet on the westerly side of Pennock Street, or Avenue, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Charles H. Leaver and wife, Ruby O. Leaver, by deed from James W. South and wife, Callie Leona South, of record in Book 2150, page 147, Register's Office for Davidson County, Tennessee; the said Charles H. Leaver having since died, and said property now being vested in Ruby O. Leaver as surviving tenant by the entireties.

This conveyance is subject to sanitary sewers and/or storm drainage easement and/or right-of-way granted the Nashville Housing Authority, of record in Book 4483, page 141, Register's Office for Davidson County, Tennessee; any and all existing restrictions and other easements of record.

1979 taxes are prorated and paid by the seller.

This is unimproved ( ) improved (XX) property, known as 1120 Pennock Avenue, (House Number) (Street) Nashville, Tennessee (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 my hand this 15th day of November, 19 79

Ruby O. Leaver

Ruby O. Leaver

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruby O. Leaver

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of November 1979

Commission expires 2/5/83

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

WARRANTY DEED

FROM
Ruby O. Leaver

TO
John Yarbrough et ux

Linda Yarbrough

Mail Deed to:
607 Lee Drive
Brentwood

F 64807

IDENTIF. REFERENCE

Nov 26 10 49 AM '79

FELIX Z. ...SON II REGISTER
DAVIDSON COUNTY, TENN.

INDEPENDENT TITLE COMPANY
Suite 1704 - 17th Floor
One Commerce Place
Nashville, Tn. 37239
(615) 242-9612

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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
			17000.00- CO	
			40.20 CO TX	
			.50 PRFEE	
			6.00 MDELD	
			CHECK 50.70-	
7493A	11/26/79	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F64807

IDENTIFICATION REFERENCE

Nov 26 10 49 AM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 727321