7537 01/16 162.24- CHECK

BOOK 5555 PAGE 986

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$59,900.00 Jesse J. Boyce
affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF January, 1980.

Donna M. Dixon
Notary Public

MY COMMISSION EXPIRES: 10-19-81

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jesse J. Boyce (NAME)	Guaranty Mortgage Co., Inc. (NAME)	Map 133-12
449 Jessie Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 786 (STREET ADDRESS)	Parcel 302
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	5DU 64011

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, Terry Stevens Construction Company, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jesse J. Boyce and wife, Asieren R. Boyce

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. 39 on the Plan of the Addition to Greenwood Hills, Section II, as of record in Book 5200, page 62, Register's Office for Davidson County, Tennessee.

Said Lot No. 39 fronts 80.98 feet on the northerly margin of Jessie Drive and extends back 128 feet on the easterly line and 133 feet on the westerly line to a dead line in the rear measuring 81.90 feet thereon.

Being part of the same property conveyed to Terry Stevens Construction Company by deed from Theodore H. Pailet, Trustee, of record in Book 5362, page 108, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements and restrictions of record.

This is unimproved ( ) improved (XX) property, known as 449 Jessie Drive, Nashville, TN 37211
(House Number) (Street) (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 10th day of January, 1980

Terry Stevens Construction Company, Inc.

Terry Stevens - President

STATE OF TENNESSEE }

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the 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 _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Terry Stevens and _____ with whom I am personally acquainted and who upon (his oath) ~~(this~~ ~~~~ ~~oath)~~ acknowledged (himself) ~~(themselves)~~ to be the President and _____ respectively of the Terry Stevens Construction Co., Inc. the within named bargainor, a corporation, and that (he) as such President 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 Terry Stevens as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, TN on this the 10th. day of January, 19 80.

My commission expires 10-18-81

Donna M. Dreyer
Notary Public

WARRANTY DEED

FROM Terry Stevens Const. Co., Inc.

TO Jesse J. Boyce et ux

F 72420

IDENTIF. REFERENCE

JAN 16 10 28 AM '80

FELIX Z. NELSON II REGISTER
DAVIDSON COUNTY, TENN.

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

59500.00- CO
155.74 CO TX
.50 PRFEE
6.00 WDEED
CHECK 162.24-
7537AD1/16/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F72420

IDENTIF. REFERENCE

JAN 16 10 28 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 737044