8692 01/23 55.12- CHECK

FORM NO. WD-1

BOOK 5558 PAGE 346

This Instrument Prepared By:
WILLIAM D. CASTLEMAN, ATTY.
807 American Trust Bldg.
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January, 1980.

Notary Public

MY COMMISSION EXPIRES: 1-28-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles E. Thurman, Jr. (NAME)	Same (NAME)	27W-22690
1131 Sharpe Avenue (STREET ADDRESS OR ROUTE NUMBER)	" (STREET ADDRESS)	
Nashhville, Tennessee (CITY) (STATE) (P. O. ZIP)	" (CITY) (STATE) (ZIP)	

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, GOERGE W. SANDERSON, JR., and wife, DIANA F. SANDERSON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES E. THURMAN, JR., and wife, MARIE H. THURMAN,

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, Tennessee, being Lot No. 9 and the easterly 12 feet of Lot No. 8 on the Plan of Greenway, as of record in Book 421, Page 110, Register's Office for said County.

Said Lot No. 9 and part of Lot No. 8 front together 66 feet on the northerly side of Sharpe Avenue and run back between parallel lines, 160 feet to an alley.

Being the same property conveyed to George W. Sanderson, Jr., and wife, Diana F. Sanderson, by deed from Roy A. Disspayne and wife, Velma L. Disspayne, of record in Book 5419, Page 783, Register's Office for Davidson County, Tennessee.

It is understood and agreed that the Grantees, CHARLES E. THURMAN, JR., and wife, MARIE H. THURMAN, as a part of the consideration for this conveyance, agree to assume and pay the present unpaid balance due and owing by virtue of a Vendor's Lien retained in the deed from Roy A. Disspayne and wife, Velma L. Disspayne to George W. Sanderson, Jr., in the original amount of $16,000.00, of record in Book 5419, Page 783, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1131 Sharpe Avenue, Nashville, Tennessee
(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 our hand s this 16th day of January, 19 80.

George W. Sanderson Jr. — GEORGE W. SANDERSON, JR.

Diana F Sanderson — DIANA F. SANDERSON

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 GEORGE W. SANDERSON, JR., and wife, DIANA F. SANDERSON,

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 16th day of January 1979

Commission expires 10-17-82

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

Please return to: HUTTON INC., REALTORS, 115 Harris Street, Madison, TN 37115

WARRANTY DEED

FROM

GEORGE W. SANDERSON, JR.,

ET UX, DIANA F. SANDERSON

TO

CHARLES E. THURMAN, JR.,

ET UX, MARIE H. THURMAN

F 73358

IDENTIF. REFERENCE

JAN 23 8 48 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Lawyers Title of
Middle Tennessee, Inc.
Titles Guaranteed
NASHVILLE, TENN.

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

18700.00- CO
48.62 CO TX
.50 PRFEE
6.00 WDEED
CHECK 55.12-
8692A01/23/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 73358

IDENTIF. REFERENCE T

JAN 23 8 48 AM '80

FEE, A.Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

No. 738153