BOOK 5570 PAGE 53

Form No. WD-1

4475 02/26 132.60- CHECK

STATE OF TENNESSEE
COUNTY OF Davidson

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

48,500.00

Claude Edward Sanford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF FEBRUARY, 1980

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
Claude Edward Sanford (NAME)	Third National Mortgage Company (NAME)	MAP 161-6
5161 Whittaker Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	PARCEL 238
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	GDU-74528

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 Stephen M. Gibb and wife Ernestine P. Gibb

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Claude Edward Sanford and wife Brenda C. Sanford

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. 129 on the Plan of Huntington Park, Section II, of record in Book 4175, page 108, Register's Office for said County.

SAID Lot No. 129 fronts 90.00 feet on the southwesterly margin of Whitaker Drive and runs back between lines 134.33 feet on the northwesterly line and 132.68 feet on the southeasterly line to a dead line measuring 90.01 feet thereon.

BEING the same property conveyed to Stephen M. Gibb and wife, Ernestine P. Gibb by deed from Smithson Construction Co., Inc., of record in Book 4995, page 836, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to a 10-foot utility easement, a 30-foot minimum setback line from Whitaker Drive and an Owner's Certificate of record in Book 4175, page 108, said Register's Office; restrictive covenants of record in Book 4393, page 383, said Register's Office.

1980 taxes are prorated and assumed by the purchasers.

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

This is unimproved ( ) improved (XX) property, known as 5161 Whittaker Drive Nashville, Tennessee 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 our hand S this 22ND day of FEBRUARY, 1980

Stephen M. Gibb

Ernestine P. Gibb

BOOK 5570 PAGE 54

STATE OF TENNESSEE
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen M. Gibb and wife Ernestine R. Gibb

the bargainor(s), 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 22nd day of February 19 80

Commission expires 5/5/83

Emily B. Franklin
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) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, and 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

WARRANTY DEED

FROM
Stephen M. Gibb et ux

Ernestine R. Gibb

TO
Clayton Edward Sanford et ux

Brenda G. Sanford

F 77887

IDENTIF. REFERENCE

FEB 26 9 44 AM '80

FELIX Z. ... III 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

BOOK 5570 PAGE 55

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
			4650.00- CO	
			126.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 132.60-	
			4475A02/26/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7 7 8 8 7

IDENTIF. REFERENCE

FEB 26 9 44 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 743723