FILE BOX #2

1465 04/03 82.42- CHECK

WARRANTY DEED

BOOK 5586 PAGE 450

FROM HERBERT SIMONDS AND WILLIE RUTH SIMONDS , HIS WIFE

ADDRESS NEW OWNER(S) AS FOLLOWS:	BOYCE BARRY HOWELL, JR. , UNMARRIED 109 RANDY ROAD MADISON, TENNESSEE 37115
SEND TAX BILLS TO:	TENNESSEE HOUSING DEVELOPMENT AGENCY C/O MERCANTILE MORTGAGE COMPANY P. O. BOX 14569 ST. LOUIS, MISSOURI 63178
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 65 MUSIC SQUARE EAST NASHVILLE, TENNESSEE 37203
MAP-PARCEL NOS:	43-15-52 11D-44760

STATE OF TENNESSEE • JEFFERSON NOTARY PUBLIC AT LARGE

{STATE OF TENNESSEE COUNTY OF ....DAVIDSON.....}

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ...29,250.00..... Affiant Boyce Barry Howell, Jr.

SUBSCRIBED AND SWORN TO BEFORE ME THIS ..APRIL.....DATE 2, 1980

Jeanette L. Banks
NOTARY PUBLIC

JULY 27, 1981
COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------TEN DOLLARS AND NO\100------

----------($10.00)---------- DOLLARS

CASH IN HAND PAID BY BOYCE BARRY HOWELL, JR., UNMARRIED, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

HERBERT SIMONDS AND WILLIE RUTH SIMONDS , HIS WIFE

.....GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

...BOYCE..BARRY..HOWELL...JR.....UNMARRIED.....

..... their (his, her, its) heirs, successors 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. 63 ON THE PLAN OF RAINBOW TERRACE, SECTION V, OF RECORD IN BOOK 2133, PAGE 72, REGISTERS OFFICE FOR SAID COUNTY.

SAID LOT NO. 63 FRONTS 115 FEET ON THE EAST SIDE OF RANDY ROAD AND RUNS BACK 344.3 FEET ON THE NORTH LINE AND 345.2 FEET ON THE SOUTH LINE, TO A DEAD LINE, MEASURING 115 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO HERBERT SIMONDS AND WIFE, WILLIE RUTH SIMONDS, BY DEED FROM W. C. FORTNER AND WIFE, SARA F. FORTNER, OF RECORD IN BOOK 3901, PAGE 912, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND MATTERS OF PUBLIC RECORD, INCLUDING TAXES FOR THE YEAR 1980 AND SUBSEQUENT YEARS.

F83409

IDENTIF. REFERENCE

APR 3 10 02 AM '80

FELIX P. ROBERTSON JR. REGISTER DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved (X) property, known as 109 (Number) RANDY ROAD, (Street) MADISON, (City) TENNESSEE (State) 37115 (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 BOYCE BARRY HOWELL, JR., UNMARRIED ..... HIS ..... heirs, successors and assigns, forever.

AND WE ..... do covenant with the said BOYCE BARRY HOWELL, JR., UNMARRIED ..... 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 except of record.

AND WE, HERBERT SIMONDS AND WILLIE RUTH SIMONDS, HIS WIFE ..... do(es) further covenant and bind OURSELVES, OUR ..... heirs and representatives, to WARRANT and forever defend the title to the said land to the said BOYCE BARRY HOWELL, JR.; UNMARRIED ..... HIS ..... heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR ..... hand .S ..... this 2ND ..... day of APRIL 1980

Herbert Simonds
HERBERT SIMONDS

Willie Ruth Simonds
WILLIE RUTH SIMONDS

{STATE OF TENNESSEE ; COUNTY OF DAVIDSON } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named HERBERT SIMONDS, WILLIE RUTH SIMONDS,

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE (City) TENNESSEE (State)

this 2 day of APRIL, 1980

NOTARY PUBLIC LARGE COUNTY TENNESSEE

JULY 27, 1982
Comission Expires

Jeanette L. Banks
Notary Public

(AFFIX SEAL)

{STATE OF ..... ; COUNTY OF ..... } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) ..... of the ..... , a corporation, the within named bargainer, and that ..... he as such (Title) ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as (Title) .....

WITNESS my hand and seal, at office in CITY: ..... STATE: .....

this ..... day of ..... 19 .....

..... Commission Expires

..... Notary Public

(AFFIX SEAL)

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5586 PAGE 452

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

29550.00- CO
75.92 CO TX
.50 PRFEE
6.00 MDEED
CHECK 82.42-
1465A04/03/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F83409

IDENTIF. REFERENCE

APR 3 10 02 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 750450