WARRANTY DEED

BOOK 5598 PAGE 45

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,671.66

Neil E. Jackson Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF May 1980

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
NEIL E. JACKSON, JR. (NAME)	MOLTON, ALLEN & WILLIAMS, INC. (NAME)	MAP 84-11
241 BERMUDA DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 10025 (STREET ADDRESS)	PAR 117
NASHVILLE, TN. (CITY) (STATE) (P. O. ZIP)	BIRMINGHAM, ALA 35202 (CITY) (STATE) (ZIP)	3DZ 44650

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, JAMES E. GARSTANG, A SINGLE PERSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NEIL E. JACKSON, JR., AND WIFE, DOROTHY M. JACKSON

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. 135 ON THE PLAN OF MAPLECREST SUBDIVISION, AS OF RECORD IN BOOK 1835, PAGE 27, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JAMES E. GARSTANG BY DEED FROM ROY P. ANGEL AND A.D. ANGEL, AS OF RECORD IN BOOK 5389, PAGE 690, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 5389, PAGE 692, SAID REGISTER'S OFFICE.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO GRANTEES, AS IS THE HAZARD INSURANCE.

unimproved ( )
This is improved (X) property, known as 2406 DENNEYWOOD DRIVE, NASHVILLE, TN.
(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 1ST day of MAY, 19 80

James E. Garstang
JAMES E. GARSTANG

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5598 PAGE 46

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JAMES E. GARSTANG, A SINGLE PERSON

the bargainor, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, TN., this 1ST day of MAY, 19 80

Commission Expires 11-12-80

Notary Public

STATE OF
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 purpose 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

F 87868

7076 B&C- 143.52- CHECK

IDENTIFICATION REFERENCE

MAY 5 8 56 AM '80

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

MAIL TO:
William G. Traber
P. O. Box 140635
Nashville, Tenn. 37214

WARRANTY DEED

FROM
JAMES E. GARSTANG

TO
NEIL E. JACKSON, JR. ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seizin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5598 PAGE 47

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
			52671.66- CO	
			137.02 CO TX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 140.52-	
			7076A05/05/80 SAL .70	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 87868

IDENTIFICATION REFERENCE

MAY 5 8 56 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 755839