BOOK 5610 PAGE 30

Address New Owner(s) As Follows	Send Tax Bills To	Map-Parcel Numbers
Jane Freeman Sims	Same	69-12
(Name)	(Name)	
3807 Hydes Ferry Road	Same	Par 22 Tol
(Street Address or Route Number)	(Street Address)	
Nashville, TN 37218	Same	
(City) (State) (Zip Code)	(City) (State) (Zip Code)	

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) And No/100 Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption of the balance owing to First Federal Savings and Loan Association of Nashville, Tennessee, for the original principal sum of Fifteen Thousand ($15,000.00) Dollars which is secured by a promissory note and Deed of Trust of record in Book 3303, Page 19, Register's Office for Davidson County, Tennessee, we, Jack O. LeFlore and Edna M. LeFlore, have bargained and sold, and by these presents do transfer and convey unto the said Jane Freeman Sims, the Grantee herein, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 13th Civil District of Davidson County, Tennessee, being Lot No. 2 on the unrecorded map of Mosco W. Brown Farm, described according to a survey of George W. Watkins, Surveyor, dated October 19, 1949, as follows:

Beginning at a point in Bettie Shannon's northeast line, being 249 feet northwesterly from said Shannon's easterly corner; thence North 33° 45' East 366 feet to the center of Hydes Ferry Road; thence North 57° 45' west 124 feet with the center of said Road, to a point; thence south 33° 15' west 350 feet to a point in Bettie Shannon's line, thence South 49° 15' East 96 feet to a post, thence South 46° 30' east 28 feet to the point of beginning.

Being the same property conveyed to Jack O. LeFlore and wife, Edna M. LeFlore by deed from James M. Crumpler and wife, Mary S. Crumpler of record in Book 3616, Page 17, Register's Office for Davidson County, Tennessee, the said Jack O. LeFlore and Edna M. LeFlore having been divorced since December 28,1977 in the Chancery Court for Knox County, Tennessee, Rule No. 61420.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $29,860.00.

Subscribed and sworn to before me this the 2nd day of June, 1980.

Jane Freeman Sims
Affiant

Kathy L. Hodges
Notary Public

My Commission Expires: October 15, 1983

This is improved property,known as 3807 Hydes Ferry Road, Nashville, Tennessee, 37218.

This Instrument Prepared By:

VINCENT E. WEHBY
Attorney at Law
Suite 1113
United American Bank Building
Nashville, Tennessee 37219

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever. And we do covenant with the said Grantee 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 Grantee, her heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Carrie Chishom LeFlore, present wife of Jack O. LeFlore, grantor herein, hereby joins in this conveyance and affixes her signature for the express purpose of releasing any claims to dower, homestead or any distributive right that she may have in said property.

Witness our hands this 12th day of December, 1979.

F 92436

IDENTIF. REFERENCE

JUN 9 8 15 AM '80

RUSH

Jack O. LeFlore

Carrie Chishom LeFlore

Witness my hand this 23rd day of May, 1980.

Edna M. LeFlore

STATE OF VIRGINIA)
COUNTY OF GLOUCESTER)

Personally appeared before me Martha K Pickett, a Notary Public in and for said County and State, the within named Jack O. LeFlore and his present wife, Carrie Chishom LeFlore, 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 Gloucester, Virginia, this 12th day of December, 1979.

My Commission Expires: January 12, 1981 Notary Public: Martha K Pickett

STATE OF TENNESSEE)
COUNTY OF KNOX)

Personally appeared before me Charlotte Lawson, a Notary Public in and for said County and State, the within named Edna M. LeFlore, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Knoxville, Tennessee, this 23rd day of May, 1980.

My Commission Expires: 4/5/83 Notary Public Charlotte Lawson

2923 06/09 84.24- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5610 PAGE 32

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
			29960.00- CO	
			77.74 CO TX	
			.50 PRFE-	
			6.00 WDEED	
			CHECK	84.24-
			2903A06/09/80 SAL	.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 9 2 4 3 6

IDENTIF. REFERENCE

JUN 9 8 16 AM '80

FILED AND RECORDED
DAVIDSON COUNTY, TENN.

No. 760250