BOOK 5617 PAGE 664

This Instrument Prepared By:
DAVID B. HERBERT

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
23rd Floor, L & C Tower 19-12-66	MILDRED JOYCE BOND	New Owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
12W-38085	709 45th Avenue North	PROPERTY IS [XX] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

F 9 5 0 7 4

IDENTIF. REFERENCE

JUN 26 9 25 AM '80

FELIX Z. LASKY, REGISTER
DAVIDSON COUNTY, TENN.

JESSIE MAE CLINARD (now Dillard) and husband, Hubert W. Dillard, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MILDRED JOYCE BOND,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot Nos. 86 & 88 of Block 59 on the No. 1 Plan of West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lots adjoin and front 50 feet on the westerly side of 45th Avenue North, formerly Fourth Street and extends back between parallel lines and along the northerly margin of an alley, 110 feet to an alley in the rear.

Being the same property conveyed to Jessie Mae Clinard by deed from Robert Sheppard and wife, Jacquelien Sheppard, of record in Book 4841, page 376, Register's Office for Davidson County, Tennessee.

Hubert W. Dillard joins in this instrument to convey all of his right title and interest, if any, in the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. Except 1980 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 24th day of June, 1980.

Jessie Mae Clinard Dillard
JESSIE MAE CLINARD (now Dillard)

Hubert W. Dillard
Hubert W. Dillard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named JESSIE MAY CLINARD (now Dillard) and husband Hubert W. Dillard the bargainor(s), 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 Nashville, Tennessee, this, the 24th day of June, 1980.

My commission expires: 4-18-82

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

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

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 27,000.00

Affiant Mildred Joyce Bond

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 1980

MY COMMISSION EXPIRES 4-18-82 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

JESSIE MAE DILLARD and husband, Hubert W. Dillard

TO

MILDRED JOYCE BOND

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5617 PAGE 666

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
			27000.00-	CO
			70.20	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	76.70-
6336A06/26/60			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 95074

T
IDENTIF. REFERENCE

JUN 26 9 25 AM '00

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 764740