is instrument prepared by:
seph B. Pitt, Jr., Attorney
rst American Center
shville, Tennessee 37238

BOOK 5686 PAGE 997

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Barbara E. Deaton	Barbara E. Deaton	117-4-199
(NAME)	(NAME)	
2708 Belmont Boulevard	6910 Highland Park Drive	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212	Nashville, Tennessee 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Barbara E. Deaton and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Howard D. Derrick and wife, Pauline M. Derrick

have this day bargained and sold, and do hereby transfer and convey unto the said Barbara E. Deaton

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the northerly 30.7 feet of Lot No. 1 and the southerly 14.3 feet of Lot No. 2 on the Plan of Victoria Place, as of record in Book 332, page 10, Register's Office for said County.

Said parts of Lots Nos. 1 and 2 front together 45 feet on the easterly side of Belmont Boulevard and run back between parallel lines 160 feet to an alley.

Being the same property conveyed to Howard D. Derrick and wife, Pauline M. Derrick by deed from David Lipscomb College Foundation, a Tennessee corporation, of record in Book 5383, page 136, Register's Office for said County.

This conveyance is subject to an easement for a joint driveway set out in an agreement between W. W. Wilkerson and Mrs. Anna T. Hill, of record in Book 1283, page 111, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,500.00

Subscribed and sworn to before me, this the 4th day of December 19 80

Affiant

My commission expires: 8-12-81 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 2708 Belmont Boulevard, Nashville, Tennessee 37212
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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.

Witness our hands this 4th *day of* December, *19* 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

× Howard D. Derrick
Howard D. Derrick

× Pauline M. Derrick
Pauline M. Derrick

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, DIANNE M. LACKEY *a Notary Public in and for said County and State,* Howard D. Derrick and wife, Pauline M. Derrick

the within named 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 4th *day of* December, *19* 80

Commission expires 7-21-84

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

Notary Public

Commission expires .....

RELEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
Howard D. Derrick and wife,
Pauline M. Derrick
TO
Barbara E. Deaton

G 20513

T
IDENTIF. REFERENCE

DEC 5 4 07 PM '80
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5686 PAGE 999

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
			36500.00- CO	
			94.90 CO TX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 101.40-	
			847BA12/05/89 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G20513

IDENTIF. REFEREN

DEC 5 4 08 PM

FELIX Z. WILSON, II RECORDER
DAVIDSON COUNTY, TENN

No. 795800