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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,894.03

X- Jerry G. Ward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF February 1981

Notary Public

MY COMMISSION EXPIRES: 4-7-70-SE

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, ATTORNEYS 20th Floor, 1st American Center, Nashville, Tn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry G. Ward (NAME)	First Tennessee Bank Mortgage Loan Division (NAME)	Map 104-2
207 29th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 474 (STREET ADDRESS)	Par 268
Nashville, Tn. 37205 (CITY) (STATE) (P. O. ZIP)	Memphis, Tn. 38101 (CITY) (STATE) (ZIP)	21W-11465

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, JOHN W. HOLLIFIELD, III and wife, PHYLLIS K. HOLLIFIELD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY G. WARD, Unmarried

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. 7 in W. W. Crandall's Subdivision of Lot No. 39, Boyd's Cockrill Spring Tract, a plan of which subdivision is of record in Book No. 161, page 102, Register's Office for Davidson County, Tennessee.

SAID Lot No. 7 fronts 50 feet on the west side of 29th Avenue, formerly Vernon Street, and runs back westerly between parallel lines 120 feet to an alley.

BEING the same property conveyed to John W. Hollifield, III and wife, Phyllis K. Hollifield, by deed from West Side Investments, a partnership, of record in Book 5051, page 887, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to First Tennessee Bank, NA Memphis, of record in Book 5641, page 447, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 207 29th Avenue, North, Nashville, Tennessee - 37205
(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 our hand s this 12th day of February, 1981

John W. Hollifield, III

Phyllis K. Hollifield

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John W. Hollifield, III and wife, Phyllis K. Hollifield

the 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 12th day of February 19 81

Commission expires 4-17-83

Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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

WARRANTY DEED

FROM

JOHN W. HOLLIFIELD, III, et ux

TO

JERRY G. WARD, Single

G 30060

IDENTIF. REFERENCE

FEB 20 10 58 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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631789

IDENTIF. REFERENCE

MAR 4 2 49 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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