Prepared by:
Dennis Wright, Attorney
P.O. Box 181
Madison, Tennessee 37115

Nashville

# WARRANTY DEED

BOOK 5934 PAGE 219

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| Clifford D. Keene (NAME) | Clifford D. Keene (NAME) | P/O 60-16-177 KB |
| 701 Florence Ave (STREET ADDRESS OR ROUTE NUMBER) | 701 Florence Ave (STREET ADDRESS) | |
| Nashville, TN (CITY) (STATE) (ZIP) | Nashville, TN (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* Ten And No/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Jennie M. Montgomery, a widow,

*have this day bargained and sold, and do hereby transfer and convey unto the said* Clifford D. Keene, a single person

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

Being Lot. No. 2 on the Plan of Re-Subdivision of Lot. No. 374, Joywood Heights, Section 2-A, Plat being of record in Plat Book 1424, page 20, and being more particularly described as follows:

Beginning at a concrete monument in the east margin of Jones Avenue and also being the common corner to Joywood Heights Section 3, and Joywood Heights Section 2, and being the northwest corner of Lot No. 374 of Joywood Heights Section 2, of record in Book 1424, page 20, R.O.D.C.; thence with the north line of said Lot No. 374, S 77° 18' 40" E, 97.00 feet to an iron pin, common corner to Lot 373, of said Subdivision; thence with common line of 373 and 374 S 11° 29' 21" W, 147.04 feet to an iron pin; thence N 78° 08' 38" W, 97.93 feet to an iron pin in the east margin of Jones Avenue; thence with said margin N 11° 51' 22" E, 148.44 feet to the point of beginning and containing 0.33 acres, more or less.

Being a portion of the same land conveyed from Alton Mullican et al to Jennie M. Montgomery, a widow, of record in Book 5754, page 376, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Subscribed and sworn to before me, this the 19 day of August 19 82

Affiant J B Smith

My commission expires: 1-20-85 (Affix Seal)

Notary Public Norma L. Laban

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P.O. Address: (City or Town) Tenn.

*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* 19th *day of* August *19* 82 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jennie M. Montgomery

OFFICIAL RECEIPT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5934 PAGE 220

*Personally appeared before me,* the undersigned *, a Notary Public in and for said County and State,* Jennie M. Montgomery, a widow

*the within named 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* Nashville *, Tennessee, this* 19 *day of* August *, 19* 82

Notary Public

*Commission expires* 1-20-85

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 .....*

7535

**WARRANTY DEED**

FROM

Jennie M. Montgomery, a widow

TO

Clifford D. Keene, a single person

JIM WALTER HOMES, INC.
P.O. Box 31672
TAMPA, Florida 33672

H 0 7 4 3 6

IDENTIF. REFERENCE

SEP 7 1 50 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Compliments of
**Madison Title Company**
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**

**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____ BOOK 5934 PAGE 221

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

500.00- CO
1.50 CO TX
.50 PRFEE
6.00 WDEED
CHECK 7.80-
7535A09/07/82 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

H 0 7 4 3 6

IDENTIF. REFERENCE T
~~U C C~~

SEP 7 1 50 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 923756