MAP: 75-7
PARCEL: 107

THIS INSTRUMETN PREPARED
FROM INFORMATION FURNISHED
BY THE PARTIES BY:

IMOGENE W. BOLIN, Attorney
Box 68, Sam Davis Road
Smryna, TN 37167

SEND TAX BILLS TO:

JOSEPH E. and NEDRA A. SIRCY
608 Topeka Drive
Hermitage, TN 37076

BOOK 6077 PAGE 556

NAME AND ADDRESS OF NEW OWNER:

Same as above

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, receipt of which is hereby acknowledged; and other good and valuable consideration.

We, the undersigned, CHARLES A. WHISENANT and wife, CLARA M. WHISENANT, have bargained and sold and do hereby transfer and convey unto JOSEPH E. SIRCY and wife, NEDRA A. SIRCY, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, State of Tennessee, and being further described as follows, to wit:

Being Lot No. 215 on the Plan of Tulip Grove, Section 4, of record in Book 4175, page 12, Register's Office for said County.

Said Lot No. 215 fronts 86.71 feet on the southerly margin of Topeka Drive and extends back 140.44 feet on the easterly line and 145.45 feet on the westerly line to a line on the rear on which it measures 105.09 feet.

Being the same property conveyed to CHARLES A. WHISENANT and wife, CLARA M. WHISENANT by deed from GEORGE R. PAINTER, JR. and wife, JEANNE M. PAINTER, as of record in Book 4943, Page 274, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Deed Book 4223, Page 457, of the said Register's Office.

This is improved property known as 608 Topeka Drive, Hermitage, Tennessee, 37076.

5712 06/17 135.20- CHECK
H 54657
IDENTIF. REFERENCE
JUN 17 9 11 AM '83
FELIX Z. [illegible]
DAVIDSON COUNTY, TN

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple together with all of the appurtenances, estate and title thereunto belonging unto the said Grantees herein, their successors and assigns, forever.

AND, We do covenant with the said Grantees herein that we are lawfully seized and possessed of said land in fee simple; have a good right to convey the same; and, the same is unencumbered except as above noted. The 1983 property taxes are a lien but not yet due and payable. Said taxes are prorated and shall be paid when due by the Grantees herein.

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 herein, their successors and assigns, against the lawful claims of all persons whomsoever.

Possession of the within-described property will be given to the Grantees herein with Deed.

WITNESS OUR HANDS, this 10 day of June, 1983.

Charles A. Whisenant
CHARLES A. WHISENANT

Clara M. Whisenant
CLARA M. WHISENANT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within-named CHARLES A. WHISENANT AND WIFE, CLARA M. WHISENANT, the bargainors, with whom I am personally acquainted; and, who acknowledged that they executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Nashville, Tennessee, this 15 day of June, 1983.

Evegene W. Baker
NOTARY PUBLIC

My Commission Expires: 8-28-86

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm, that the actual consideration or the fair market value of the property transferred, whichever is greater, is $ Joseph E. Berry. #49,500.00

Joseph E. Berry
AFFIANT

SUBSCRIBED and sworn to before me this the 15 day of June, 1983.

Evegene W. Baker
NOTARY PUBLIC

My Commission Expires: 8-28-86

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6077 PAGE 558

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
			45600.00- CO	
			126.70 CO TX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK	133.20-
			571EAU6/17/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5 4 6 5 7

IDENTIF. REFERENCE

JUN 17 9 11 AM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 957364