# 2931

# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

George E. Mudter Jr., Atty.
254 Highlands Bldg.
Brentwood, Tennessee 37027

BOOK 6212 PAGE 367

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Mr.&Mrs. Tom R. Ingram (NAME) | New Owner (NAME) | 131-03 |
| 1701 Grenn Hills Drive (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 101 |
| Nashville, TN. 37215 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | FB# 16DA-23350 |

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, RALPH BURTON JONES, JR. and wife JAN WILLIAMS JONES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TOM R. INGRAM and wife MERIBETH INGRAM

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 48 on the Plan of Green Hills Subdivision No. 2, as of record in Plat Book 547, page 139, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Ralph Burton Jones, Jr. and wife, Jan Williams Jones by deed from Robert E. McMinn of record in Book 5602, page 690, said Register's Office.

This conveyance is made subject to: (1) 1984 Taxes, which have been prorated and assumed by the Buyer(s); and (2) All matters appearing on the Plan of record in Plat Book 547, page 139, said Register's Office.

H 69601

IDENTIFICATION REFERENCE

JAN 11 | 32 PM 1984

FELIX A. WILSON, R.E. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 1701 Green Hills Drive Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 6th day of January, 19 84

Ralph Burton Jones Jr
RALPH BURTON JONES, JR.

Jan Williams Jones by husband
Ralph Burton Jones Jr
JAN WILLIAMS JONES
Attorney-in-Fact for the said Jan Williams Jones by Power of Attorney recorded simultaneously herewith.

CHECK

5480

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ralph Burton Jones, Jr.

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

Witness my hand and official seal at Nashville, Tennessee, this 6th day of January, 19 84.

My commission expires 1-20-85 Notary Public _____

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

On this 6th day of January, 1984, before me personally appeared Ralph Burton Jones, Jr. to me known, or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing instrument in behalf of Jan Williams Jones, and acknowledged that he executed the same as the free act and deed of the said Jan Williams Jones.

Witness my hand and seal, at office in Nashville, Tennessee, this 6th day of January, 1984.

My Commission Expires: 1/20/85

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,000.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF January, 19 84

MY COMMISSION EXPIRES: 1/20/85 (AFFIX SEAL)

_____
Notary Public

WARRANTY DEED

FROM

RALPH BURTON JONES, JR. and wife,

TO

JAN WILLIAMS JONES

TOM R. INGRAM and wife,

MERIBETH INGRAM

Return to:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926
File Box 38

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 6212 PAGE 369

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

90000.00- MAMT.
234.00 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 240.50-
5480A01/11/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 6 9 0 1

IDENTIF. REFERENCE

JAN 11 1 32 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 5923