# WARRANTY DEED

BOOK 7235 PAGE 301

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| Gregory J. Turnham, et ux | Mortgagee: Investors Federal Savings Bank | 61-15 |
| (NAME) 1108 Marion Avenue | (NAME) 109 Walton Ferry Road | Par 340 Jsl |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37216 | (STREET ADDRESS) Hendersonville, TN 37075 | |
| (CITY) (STATE) (P O ZIP) | (CITY) (STATE) (ZIP) | |

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 E. Turnham and wife, Doris E. Turnham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory J. Turnham and wife, Melanie M. Turnham

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 part of Lot No. 289 on the Plan of Inglewood Place, as of record in Book 332, page 101, Register's Office for said County, described according to a survey made by James A. Hamilton, Jr., January 5, 1955, as follows:

Beginning at an iron pin on the southerly margin of Marion Street or Avenue, at a point 216.07 feet east of the easterly margin of the Gallatin Pike, the northeast corner of the property conveyed to Robert L. Doggett and wife, by deed from Jo. T. Gibson Ellis, of record in Book 2338, page 507, said Register's Office; thence with the southerly margin of Marion Street or Avenue, eastwardly 57 feet to a point 68' west of the corner of Lots Nos. 289 and 290, thence southwardly and at all points 68' west of the line between Lots Nos. 289 and 290, 205 feet more or less, to the northerly line of Lot No. 295; thence with said line, westwardly 69.7 feet to an iron pin; the southeast corner of said Doggett property; thence with the easterly line of said Doggett property, northwardly 205.39 feet to the beginning.

Being the same property conveyed to John E. Turnham and wife, Doris E. Turnham by Deed of record in Deed Book 2813, page 59, Register's Office for Davidson County, Tennessee.

2549

IDENTIFICATION REFERENCE

MAY 13 2 09 PM '87

FELIX Z. WILSCHELL REGISTER
DAVIDSON COUNTY, TN

05/13 177.30- CHECK

unimproved ( )
This is improved ( X ) property, known as 1108 Marion Avenue, Nashville, TN 37216
(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 convenant 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 convenant 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 11 th day of May, 19 87

John E Turnham
JOHN E. TURNHAM

Doris E Turnham
DORIS E. TURNHAM

STATE OF TENNESSEE
Sumner County

BOOK 7235 PAGE 312

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John E. Turnham and wife, Doris E. Turnham

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 Hendersonville, Tennessee, this 11th day of May 1987

Commission expires 8-28-88

Vicki Brantham
Notary Public

STATE OF TENNESSEE
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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he ) 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

STATE OF TENNESSEE
County of Sumner

FORM 11-77

The actual consideration or value, whichever is greater, for this transfer is $ 61,000.00

Gregory J Turnham
Affiant

Subscribed and sworn to before me, this the 11th day of May, 19 87.

Vicki Brantham
Notary Public

My commission expires 8-28-88

(AFFIX SEAL)

WARRANTY DEED

FROM
John E. Turnham and wife,
Doris E. Turnham

TO
Gregory J. Turnham and wife,
Melanie M. Turnham

Prepared by:

BONE, LANGFORD & ARMISTEAD
313 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075