BOOK 4405 PAGE 866 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,500.00

Edward Wayne Simpson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March, 19 70

J. Kenneth Cobb
Notary Public

MY COMMISSION EXPIRES: April 26, 1970
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY This instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward Wayne Simpson (NAME)	Home Federal Savings & Loan Assoc. (NAME)	Map 58
3705 Homeland Drive (STREET ADDRESS OR ROUTE NUMBER)	Life & Casualty Tower (STREET ADDRESS)	Pcl. 95-96
Nashville, Tennessee 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Pcl

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, Joseph Donald Yow and wife Margaret Elizabeth Yow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward Wayne Simpson and wife, Janice M. Simpson

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:

Two tracts of land in Davidson County, Tennessee, described as follows:

TRACT NO. 1: Being Lot No. 5 of Block "E" on the Map of Part One, Homeland Heights, not of record, described according to a copy of a survey thereof by Blanchard & Parrish, Engineers, as follows:

Beginning at a point in the westerly margin of Homeland Drive, at the common corner of Lots 4 and 5; thence with the line between said lots, southwesterly 250 feet to a point; thence northwardly 100 feet to a concrete monument; thence easterly 269.1 feet to an iron pin in the west margin of Homeland Drive; thence with the margin of the same, southerly 5.3 feet to a concrete monument, and continuing with the margin of the same, along a slight curve, 95.4 feet to the beginning.

BEING the same property conveyed to Joseph Donald Yow and wife, Margaret Elizabeth Yow, by deed from D. D. Schroader and wife, of record in Book 2155, page 511, Register's Office for Davidson County, Tennessee.

TRACT NO. 2: Being in the 13th Civil District of said County, described according to a survey and plat prepared by Turner Engineering Company, dated November 7, 1955, as revised July 21, 1959, as follows:

Starting with a concrete monument in the west end into a turn at the southwest corner of the intersection of Homeland Drive and a dedication for a street; thence in a northwesterly direction along the southwest margin of Homeland Drive, 625.7 feet to an iron pin and the point of beginning; running thence the following courses and distance in a southwesterly direction, 267.7 feet to an iron pin; thence in a northwesterly direction, 214.1 feet to an iron pin; thence in an easterly direction 321.3 feet to an iron pin in the westerly margin of Homeland Drive; thence in a southerly direction along the westerly margin of said Drive, 121 feet to an iron pin and the point of beginning. BEING the same property conveyed to Joseph D. Yow and wife, Margaret E. Yow, by deed from Homeland, Incorporated, of record in Book 2485, page 416, said Register;s Office. The said Joseph D. Yow being one and the same person as Joseph Donald Yow and Margaret E. Yow being one and the same person as Margaret Elizabeth Yow.

This is unimproved ( ) improved (X) property, known as 3705 Homeland Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37218 (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 20th day of March, 19 70

Joseph Donald Yow

Margaret Elizabeth Yow

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jo Ann Smith, a Notary Public in and for said County and State, the within named Joseph Donald Yow and wife, Margaret Elizabeth Yow

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 20th day of March 19 70

Commission expires April 26, 1971

Jo Ann Smith
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

nl L-030,740-5

WARRANTY DEED

FROM

Joseph Donald Yow and wife,

Margaret Elizabeth Yow

TO

Edward Wayne Simpson and wife,

Janice M. Simpson

FILE: HOME FEDERAL SAVINGS & LOAN
L & C Tower
Nashville, Tennessee 37219

A 72259

IDENTIF. REFERENCE

MAR 23 3 13 PH '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

MAR 23 70	CONV	12,500.00				
MAR 23 70	S'TAX		A*	32.50		
MAR 23 70	PR'FEE		A*	.50		
MAR 23 70	W'DEED		A*	3.00	*	36.00