K 4528

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS:
(NAME)	First Federal [illegible] 639 (NAME)	117 97.4
(STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS)	Pt. 57
(CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Pt

For and in consideration of the sum of Ten & 00/100 ($10.00) DOLLARS

cash in hand paid by Donald E. Pionke, Sr. and wife, Elaine M. Pionke

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, James K. Wall & wife, Sara Wall

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 79 on the Plan of Lake Park, Section I, of record in Book 4175, pages 134 and 135, Register's Office for said County.

Said Lot No. 79 fronts 130 feet on the easterly side of Port Anadarko Trail and extends back between lines, 170 feet on the northerly line and 195.30 feet on the southerly line to a dead line in the rear on which it measures 93.30 feet thereon.

Being the same property conveyed to James K. Wall and wife, Sara Wall, by deed from T & R. Inc., of record in Book 4471, page 651, said Register's Office.

This conveyance is made subject to recorded restrictions, easements and set-back lines applicable to said property, and to taxes for 1971.

This is unimproved ( ) improved (X) property, known as 5988 Port Anadarko Trail, Hermitage, Tennessee (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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.

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 11th day of August, 1971.

James K. Wall

Sara Wall

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named James K. Wall and wife, Sara Wall the bargainors, 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 11th day of August, 1971.

Commission expires ____ Notary Public [illegible]

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
JAMES K. WALL AND WIFE,
SARA WALL

TO
DONALD E. PIONKE, SR., & WIFE,
ELAINE M. PIONKE

REGISTER STAMP BELOW

B 26695

IDENTIF. REFERENCE

AUG 12 3 06 PM '71

REGISTER
DAVIDSON COUNTY, TENN.

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

This instrument prepared by
STEPHENSON, [illegible]

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1001

BOOK 4528 PAGE 640

AUG 12 F CONV 40,000.00 - A* 104.00
AUG 12 F STAX A* .50
AUG 12 F PRFEE A* 4.00 * 108.50
AUG 12 F WIRED

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein transferred is $ 40,000

State of Tennessee)
County of Davidson)

Affiant

Sworn to and subscribed before me this 11 day of August, 19 77

My commission expires: APR 23 1979

Notary Public, in and for the aforesaid State and County.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE