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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,913.49

William H. Boner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF Oct 19 71.

James W. Tate
Notary Public

MY COMMISSION EXPIRES: Dec 24 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Caesar E. Urrutia, 1623 Parkway Towers, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wm. H. Boner (NAME)	First Fed. Sav. & Loan Assn. (NAME)	map 83-12
2509 Brittany Drive (STREET ADDRESS OR ROUTE NUMBER)	Fourth at Union (STREET ADDRESS)	par 82
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn (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, ~~XX~~ Dolores J. Brocato, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William H. Boner

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 Lot No. 169 on the Plan of Eastland Acres, Section III, as of record in Book 2331, page 41, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Brittany Court at the corner of Lots 168 and 169; thence with the line between said lots, easterly 179.3 feet to a point; thence southerly 193 feet to the north margin of Brittany Drive; thence with the margin of the same westerly 160.2 feet to the beginning of a curve; thence around said curve northwesterly 39.3 feet to the easterly margin of Brittany Court; thence with the margin of the same, northerly 168.4 feet to the point of beginning.

Being the same property conveyed to Charles J. Brocato, Jr., and wife, Dolores J. Brocato by deed from Napoleon Bonaparte Jarrett and wife, Margaret Aline Jarrett, of record in Book 3404, page 181, Register's Office for Davidson County, Tennessee, the said Charles J. Brocato, Jr., having since conveyed all of his right, title and interest he had in the hereinabove described property to Dolores J. Brocato by deed of record in Book 4476, page 355, Register's Office, Davidson County, Tennessee.

It is further a part to the consideration of the conveyance that the Grantees assume and agree to pay the unpaid principal sum as of this date, being the sum of $13,663.49 of a note secured by a deed of trust to First Federal Savings and Loan Association of Nashville, Tennessee, of record in Book 3416, Page 427, Register's Office, Davidson County, Tennessee.

Escrow funds for taxes and insurance with First Federal Savings and Loan Association are hereby transferred to the purchasers.

unimproved ( ) This is improved (X) property, known as 2509 Brittany Drive, Nashville, Tennessee
(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 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 my hand this 29 day of October, 19 71

Dolores J. Brocato

RECEIVED FOR 809

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, James M. Foster, a Notary Public in and for said County and State, the within named Dolores J. Brocato, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29 day of October 1971

Commission expires Dec. 21, 1971

James M. Foster
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 (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____ (they), 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

WARRANTY DEED

FROM

Dolores J. Brocato,

unmarried

TO

B 46292

IDENTIF. REFERENCE

JAN 25 4 24 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN25'72	CONV	20,913.49			
JAN25'72	S'TAX		A*	54.34	
JAN25'72	PB'FEE		A*	.50	
JAN25'72	W'DEED		A*	4.00	* 58.84