BOOK 4578 PAGE 398

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert J. DeBerry, Jr. (NAME)	Fidelity Federal Savings Loan Assn. (NAME)	148-12
900 Lydia Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union (STREET ADDRESS)	14
Antioch, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37219 (CITY) (ZONE) (STATE)	SM

FOR AND IN CONSIDERATION of the sum of $10.00----------

----------TEN AND NO/100----------*Dollars,*

Cash paid by Robert J. DeBerry, Jr. and wife, Martha G. DeBerry, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said of the unpaid principal balance of a note in the original amount of $13,000.00, secured by a deed of trust to Vaden Lackey, Jr., Trustee of record in Book 3720, page 593, as corrected in Book 3737, page 299, Register's Office for Davidson County, Tennessee.

We, Alvin D. Jacobsen and wife, Deborah Smith Jacobsen,

have this day bargained and sold, and do hereby transfer and convey unto the said

Robert J. DeBerry, Jr. and wife, Martha G. DeBerry,

their *(XXXXXX), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 28 on the Plan of Lori Heights, as of record in Book 3106, page 123, Register's Office for said County, and described as follows:

Beginning at a point in the northerly margin of Lydia Drive, at the common front corner of Lots 27 and 28; thence along the line between said lots, northwesterly 129.62 feet to a monument at the intersection of Lots Nos. 27, 28 and 29; thence along the line between Lots 28 and 29, northeasterly 144.25 feet to a point in the westerly margin of Lori Drive; thence with the margin of the same, southerly 104.92 feet to a monument at the beginning of a curve to the right having a radius of 25 feet; thence around said curve southwesterly 39.27 feet to a monument in the northerly margin of Lydia Drive; thence with the margin of the same, westerly passing another monument at 104.33 feet, a total distance of 120.97 feet to the point of beginning.

Being the same property conveyed to Alvin D. Jacobsen and wife, Deborah Smith Jacobsen by deed from Jimmy Wayne Jarrell and wife, as of record in Book 4249, page 155, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 19,900.00

Subscribed and sworn to before me, this the 22nd day of February, 19 72

Affiant: Robert J. DeBerry Jr.

My commission expires: 8/9/72 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Robert J. DeBerry, Jr. and wife, Martha G. DeBerry, their

XXXXXX

heirs and assigns forever. we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as stated herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert J. DeBerry, Jr. and wife, Martha G. DeBerry, their

(XXXXXX), *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 22nd *day of* February, *19* 72 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Alvin D. Jacobsen
Alvin D. Jacobsen

X Deborah Smith Jacobsen
Deborah Smith Jacobsen

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Jo Womble, *a Notary Public in and for said County and State,* Alvin D. Jacobsen and wife, Deborah Smith Jacobsen, *the within named 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* 22nd *day of* February, *19* 72.

Notary Public

Commission expires 8/9/72

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

FEB23 52 CONV 19,900.00
FEB23 52 STAX A* 51.74
FEB23 52 RECFEE A* .50
FEB23 52 MISCED A* 4.00 * 56.24

WARRANTY DEED
FROM Alvin D. Jacobsen, et ux
TO Robert J. DeBerry, Jr., et ux

B 49386

IDENTIF. REFERENCE

FEB 23 11 54 AM '72
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.