BOOK 4642 PAGE 170 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,850.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF September 1972.

Notary Public

MY COMMISSION EXPIRES: May 7, 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

DENNEY, LACKEY, CHERNAU & CASTLEMAN, 218 3rd Ave. No. Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Donald H. McSWAIN (NAME)	Fidelity Federal Savings & (NAME) Loan Assn.	
294 Ocala Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	162-5
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	110

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, Donald B. Seigfreid and wife, Geraldine V. Seigfreid

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD H. McSWAIN AND WIFE, Martha G. McSwain,

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 the 5th Civil District of Davidson County, Tennessee, being Lot No. 189 on the Plan of Hickory Valley Subdivision, Section 1, as of record in Book 4175, page 75, Register's Office for said County, to which plan reference is here made for description.

Being the same property conveyed to Donald B. Seigfreid and wife, Geraldine V. Seigfreid, by deed from Randall Phillips Builders, Inc. of record in Book 4425, page 203, said Register's Office.

This conveyance is made subject to restrictions of record in Book 4353, page 54; and to easements, setback lines, conditions of owner's certificate, etc., as shown on plan of record in Book 4175, page 75, said Register's Office.

This is ( ) unimproved (X) improved property, known as 294 Ocala Drive, Nashville, Tennessee 37211
(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 hand this 28th day of September, 1972

Donald B. Seigfreid

Geraldine V. Seigfreid

STATE OF TENNESSEE
Davidson County

BOOK 4642 PAGE 171

Personally appeared before me, Mrs. Joe L. Jenkins, a Notary Public in and for said County and State, the within named Donald B. Seigfreid and wife, Geraldine V. Seigfreid,

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 28th day of September 1972

Commission expires May 7, 1974.

Mrs Joe L Jenkins
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) (himself) acknowledged (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

WARRANTY DEED

FROM

DONALD B. SEIGFREID AND WIFE, GERALDINE V. SEIGFREID

TO

DONALD H. McSWAIN AND WIFE, MARTHA G. McSWAIN

B 78033

IDENTIF. REFERENCE

SEP 29 3 29 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

08-1118-0

SEP 29 72	CONV	24,850.00			
SEP 29 72	STAX		A*	64.48	
SEP 29 72	PRFEE		A*	.50	
SEP 29 72	WDEED		A*	4.00	* 68.98