065,074-0

BOOK 4663 PAGE 425

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Ben Merritt and wife
Bonnie R. Merritt

TO

David L. Eagan and wife
Janice T. Eagan

For draftsman's use

This Instrument Was Prepared By
DENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. David L. Eagan and wife, Janice T. Eagan (NAME)	Fidelity Federal Savings & Loan Association (NAME)	75-4
549 Augusta Dr. (STREET ADDRESS OR ROUTE NUMBER)	226 Third Ave. No. (STREET ADDRESS)	170
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

B 8731 4

IDENTIF. REFERENCE

(FOR REGISTER'S USE)

DEC 11 3 10 PM '72

FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 26,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF December 19 72.

Notary Public

MY COMMISSION EXPIRES: July 31, 1974

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100----------

---------- ($10.00) DOLLARS

cash in hand paid by David L. Eagan and wife Janice T. Eagan, the receipt of which is hereby acknowledged, and other good and valuable consideration, Ben Merritt and wife, Bonnie R. Merritt

have bargained and sold, and by these presents do transfer and convey unto the said David L. Eagan and wife Janice T. Eagan, 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 420 on the Plan of Tulip Grove, Section 6, as of record in Book 4460, page 19, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said property.

Being part of the same property conveyed to Ben Merritt and wife, Bonnie R. Merritt by deed from Harold Cobb and Ben Merritt, d/b/a Cobb and Merritt Construction Company, of record in Book 4611, page 815, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 4511, page 994, Register's Office for Davidson County, Tennessee; easements setback lines and conditions of owner's certificate, etc., as shown on plan of record in Book 4460, page 19, Register's Office for Davidson County, Tennessee.

DEC 11 72	CONV	26,800.00			
DEC 11 72	S TAX		A*	69.68	
DEC 11 72	PR FEE		A*	.50	
DEC 11 72	W DEED		A*	4.00	* 74.18

WD-2

This is (unimproved ( ) improved (X)) property, known as 549 Augusta Drive, Hermitage, Tennessee 37076
(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 David L. Eagan and wife Janice T. Eagan, their heirs and assigns, forever.

And we do covenant with the said David L. Eagan and wife Janice T. Eagan, 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.

And we, Ben Merritt and wife, Bonnie R. Merritt do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said David L. Eagan and wife, Janice T. Eagan, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 8th day of December, 19 72

Ben Merritt

Bonnie R. Merritt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Roger K. Yates, a Notary Public in and for said County and State, the within named Ben Merritt and wife, Bonnie R. Merritt

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, Tennessee, this 8th day of December, 19 72

Roger K. Yates, Notary Public.

Commission expires July 31, 1974

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