BOOK 4756 PAGE 43

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
	FIRST FEDERAL SAVINGS AND LOAN	
(NAME)	(NAME) Union at Fourth	105-9
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2331
(CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and no/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, I;

OCT 16	CONV	12,000.00			
OCT 16	STAX		A*	31.20	
OCT 16	PRFEE		A*	.50	
OCT 16	WDEED		A*	4.00	* 35.70

M. RUSSELL HUGHES

have bargained and sold, and by these presents do transfer and convey unto the said FANNIE SMYTHE

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 8 on G. R. Huline's Plan of Subdivision of Lots 37 and 38, Waverly Land Company's Addition to Nashville as of record in Book 421, Page 163 of the Register's Office of said County.

SAID Lot No. 8 fronts 50 feet on the southerly side of Caldwell Avenue and runs back 159 feet, more or less to Thruston Avenue and shows 52 feet on said Avenue.

BEING the same property conveyed to M. Russell Hughes as Devisee under the will of Maggie R. Hughes as of record in W. B. 104, Page 635, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1973 applicable to said property.

unimproved ( )
This is improved (X) property, known as 1005 Caldwell Avenue, Nashville, Tennessee 37204
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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 16th day of October, 1973.

M. Russell Hughes
M. RUSSELL HUGHES

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named M. RUSSELL HUGHES

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of October, 1973.

My commission expires JAN 17 1977 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 12,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

/ Fannie Smythe.

Sworn to and subscribed before me this 16 day of October, 1973.

My commission expires JAN 17 1977 Notary Public

This instrument was prepared by:

This instrument prepared by

Name	STEPHENSON, LACKEY & HOLMAN	Address

First Federal Building
Nashville, Tennessee 37219

File 1st Federal

WARRANTY DEED

FROM M. RUSSELL HUGHES

TO FANNIE SMYTHE, UNMARRIED

28034

IDENTIF. REFERENCE

OCT 16 3 11 PM '73

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219