BOOK 4772 PAGE 974

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Colony Development Co. (NAME)	Fidelity Federal Savings &Loan (NAME)	
Rt. 3, Box 550 (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	119-1
Antioch, Tenn. 37013 (CITY) (P. O. ZONE) (STATE)	Nashville, Tn. 37219 (CITY) (ZONE) (STATE)	430

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Daniel J. Toner and wife, Mary K. Toner

have this day bargained and sold, and do hereby transfer and convey unto the said James W. Hall, Dwayne Cravens and Daniel J. Toner, a partnership doing business as Colony Development Co., their ~~XXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 18 in W. G. Thuss Addition to Nolensville Pike, as of record in Book 332, page 679, Register's Office for Davidson County, Tennessee.

Said Lot No. 18 fronts 50 feet on the southerly side of Valeria Street and runs back in a southerly direction, perpendicular thereto, between parallel lines, 150 feet to an alley.

Being the same property conveyed to Daniel J. Toner and wife, Mary K. Toner by deed from James W. Hall and wife, Rosemary R. Hall of record in Book 4610, page 531, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00

Subscribed and sworn to before me, this the 13 day of December 19 73

James W. Hall
Affiant

My commission expires: 2-28-76
(Affix Seal)

Dorothy Taylor
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 James W. Hall, Dwayne Cravens and Daniel J. Toner, d/b/a Colony Development Co., their ~~XXXXX~~ *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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James W. Hall, Dwayne Cravens and Daniel J. Toner, d/b/a Colony Development Co., their ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 13th *day of* December, 19 73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Daniel J. Toner

Mary K. Toner

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Seldon
Stahlman Building, Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, DOROTHY TAYLOR, a Notary Public in and for said County and State, Daniel J. Toner and wife, Mary K. Toner

the within named bargainors, 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 13 day of December, 19 73.

Dorothy Taylor
Notary Public

Commission expires 2-28-76

DOROTHY TAYLOR NOTARY PUBLIC DAVIDSON COUNTY TENN.

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.....

DEC 14 73 CONV 25,000.00
DEC 14 73 S'TAX A* 65.00
DEC 14 73 PR'FEE A* .50
DEC 14 73 W'DEED A* 4.00 * 69.50

WARRANTY DEED

FROM
DANIEL J. TONER, ET UX

TO
JAMES W. HALL, ET AL d/b/a
COLONY DEVELOPMENT CO.

C 35293

IDENTIF. REFERENCE

DEC 14 1 24 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON