This [illegible]:
Leon Rubin, Attorney
135 Lafayette Street
Nashville, TN 37210

BOOK 4787 PAGE 295

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Richard W. Pickering, et ux	First Federal S & L	
(NAME)	(NAME)	
5153 Whitaker Drive	4th and Union	161-6
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN	Nashville, TN 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ------$10------

----Ten and no/100---- *Dollars,*

Cash in hand paid and other good and valuable considerations receipt of which is hereby acknowledged, including the assumption of balance due on a note secured by deed of trust, of record in Book 4723, page 284, Register's Office Davidson County, Tennessee, T. I. Holman, Jr., Trustee to secure First Federal Savings and Loan Association on payment of a note in the original amount of $23,000.00 payable as therein specified.

We, James H. McPherson, Jr., and wife Sarah W. McPherson

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

Richard W. Pickering and wife Karen H. Pickering

their ~~XXXXXX~~ *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 131 on the Plan of Huntington Park, Section 2, of record in Book 4175, page 108, Register's Office for said County.

Said Lot No. 131 fronts 85 feet on the southwesterly margin of Whitaker Drive and extends back 137.54 feet on the northwesterly line and 135.98 feet on the southeasterly line to a line on the rear on which it measures 85.01 feet.

Being the same property conveyed to James H. McPherson, Jr., and wife Srah W. McPherson, by deed from Smithson Construction Co, Inc. of record in Book 4723, page 282, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 33,000.00

Subscribed and sworn to before me, this the 7 day of February 19 74

Affiant Richard W. Pickering

My commission expires: 1/22/75 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 5153 Whitaker Drive, Nashville, Tennessee
(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

Richard W. Pickering and wife Karen H. Pickering

their ~~XXXXX~~ (successors),

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 deed of trust assumed above

We *further covenant and bind* ourselves our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Richard W. Pickering and wife Karen H. Pickering their

~~XXXXXXXX~~ (successors), *heirs and assigns, against the lawful claims of all persons.*

Witness our hand S this 7th day of February, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James H. McPherson Jr., Sarah W. McPherson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James H. McPherson, Jr. and wife Sarah W. McPherson

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 7th day of February, 19 74

Commission expires 1/22/75

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

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.....

FEB 11 74	CONV	33,000.00				
FEB 11 74	S TAX		A*	85.80		
FEB 11 74	PR FEE		A*	.50		
FEB 11 74	W DEED		A*	4.00	*	90.30

WARRANTY DEED

FROM JAMES H. MCPHERSON, JR., ET UX

TO RICHARD W. PICKERING, ET UX

C41508
C41506

IDENTIF. REFERENCE

FEB 11 11 23 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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