BOOK 4793 PAGE 409

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30614

x Bill H. Mason
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF March, 1974.

Notary Public

MY COMMISSION EXPIRES: 11-20-1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney 217 Shady Grove Road Nashville, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bill H. Mason (NAME)	Fidelity Federal Savings & Loan (NAME)	
416 Augusta Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2588 (STREET ADDRESS)	75-4
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	166

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, John L. Etka and wife, Barbara J. Etka

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bill H. Mason and wife, Helen M. Mason

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 Davidson County, Tennessee, being Lot No. 416 on the Plan of Tulip Grove, Section Six, as of record in Book 4460, page 19, Register's Office for said County, to which plan reference is here made for description.

Being the same property conveyed to John L. Etka and wife, Barbara J. Etka by deed from Ben Merritt and wife, Bonnie R. Merritt, as of record in Deed Book 4655, page 261, in the Register's Office for Davidson County, Tennessee.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4655, page 263, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4655, page 263, in said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is unimproved ( ) improved (X) property, known as 416 (House Number) Augusta Drive (Street) (P. O. Address) Hermitage (City or Town) 37076 (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 our hand S this 1st day of March, 1974

John L. Etka

Barbara J. Etka

STATE OF TENNESSEE
Davidson County

BOOK 4793 PAGE 410

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John L. Etka and wife, Barbara J. Etka

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 1st day of March 19 74.

Commission expires 11-20-1976

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) acknowledged (themselves) (himself) 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 John L. Etka, et ux

TO Bill H. Mason, et ux

C 44285

IDENTIF. REFERENCE

MAR 5 9 30 AM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAIL TO:
W. G. TRABER
217 Brady Lane Rd.
NASHVILLE, TENN. 37214

MAR-5	CONV	30,614.00			
MAR-5	S TAX		A*	79.56	
MAR-5	PR FEE		A*	.50	
MAR-5	W DEED		A*	4.00	* 84.06