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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,500.00

Stephen A. Butler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May 19 74

John P. Grimes
Notary Public

MY COMMISSION EXPIRES: 5-17-77

(AFFIX SEAL)

JOHN T. CONNERS, JR. - THIS INSTRUMENT WAS PREPARED BY
Attorney, 21st Floor, First American Center, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas G. Roady, III, et ux (NAME)	First Federal Savings & Loan Assoc. (NAME)	Par. 7DA42405
4103 Wallace Lane (STREET ADDRESS OR ROUTE NUMBER)	Fourth Avenue, North (STREET ADDRESS)	Map 116-16
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par. 126

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, Stephen A. Butler and wife, Anne E. Butler

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas G. Roady, III and wife, Kristin G. Roady

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. 52 on the Map of Part 1, Wallace Subdivision, as of record in Book 1424, page 16, Register's Office for said County.

Said Lot No. 52 fronts 100 feet on the westerly side of Wallace Lane, formerly Vail Avenue, and runs back 234.6 feet on the northerly side and 230.9 feet on the southerly side to a dead line measuring 100 feet thereon.

Being the same property conveyed to Stephen Allen Butler and wife, Anne Eggers Butler, by deed from A. Willard Emch and wife, Sharon Emch, of record in Book 4530, page 64, Register's Office for Davidson County, Tennessee.

SUBJECT TO restrictive covenants contained in deed of record in Book 1303, page 55 and placed on premises by deed of record in Book 3099, page 311, Register's Office for Davidson County, Tennessee; SUBJECT TO easements and setback lines contained in Owner's Certificate shown on Plan of Record in Book 1424, page 16, said Register's Office; SUBJECT TO easement for water main recorded in Book 1037, page 572, said Register's Office and SUBJECT TO taxes for 1974, which have been prorated and assumed by Grantees.

This is unimproved ( ) improved (X) property, known as 4103 Wallace Lane, Nashville, Tennessee 37215
(House Number) (Street) (P. O. Address) (City or Town) (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 10th day of May, 19 74

Stephen A. Butler
STEPHEN A. BUTLER

Anne E. Butler
ANNE E. BUTLER

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John P. Grimes, a Notary Public in and for said County and State, the within named Stephen A. Butler and wife, Anne E. Butler

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 10th day of May 19 74

Commission expires 5-17-77

John P. Grimes
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 (his oath / their several oaths) acknowledged (himself / themselves) 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

STEPHEN A. BUTLER, ET. UX

TO

THOMAS G. ROADY, III, ET UX

C 53856

IDENTIF. REFERENCE

MAY 10 3 46 PH '74

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 10 74	CONV	33,500.00			
MAY 10 74 S TAX			A*	87.10	
MAY 10 74 PR FEE			A*	.50	
MAY 10 74	W DEED		A*	4.00	* 91.60