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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM
Louis Donald Deatheride and wife,
Elaine H. Deatheridge

TO
Carl J. Stasiunas and wife,
Renate B. Stasiunas

For draftsman's use

This instrument prepared by:
First and Mid-South Mortgage Co.
315 Union Street, Box 2568,
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl J. Stasiunas (NAME)	First and Mid-South Mortgage Co. (NAME)	135-5
340 Ladybird Drive (STREET ADDRESS OR ROUTE NUMBER)	P O Box 2568 (STREET ADDRESS)	77
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	FW

(FOR REGISTER'S USE)

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T
IDENTIF. REFERENCE

MAY 24 10 47 AM '74

DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 28,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May 19 74.

Notary Public

MY COMMISSION EXPIRES: 4-8-78

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- **DOLLARS**

cash in hand paid by CARL J. STASIUNAS and wife, RENATE B. STASIUNAS, and other good and valuable consideration, receipt of which is hereby acknowledged,

MAY24?? CONV 28,500.00
MAY24?? S'TAX A* 74.10
MAY24?? PR'FEE A* .50
MAY24?? W'DEED A* 4.00 * 78.60

LOUIS DONALD DEATHERIDGE and wife, ELAINE H. DEATHERIDGE,

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

CARL J. STASIUNAS and wife, RENATE B. STASIUNAS

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. 88 on the Plan of Town Park Estates, of record in Book 3300, pages 64 and 65, Register's Office for said County.
SAID lot No. 88 fronts 66 feet on the easterly side of Ladybird drive and runs back 190.22 feet on the northerly line and 191.75 feet on the southerly line to a rear line on which it measures 66.02 feet.
BEING the same property conveyed to Louis Donald Deatheridge and wife, Elaine H. Deatheridge, by deed from Manuel Construction Company, a Tennessee Corporation, of record in Book 3644, page 85, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to the plan of record which shows an Owner's Certificate, a 75 foot minimum building setback line from Ladybird Drive, and a 30 foot easement for public utility purposes along the rear line of said lot, and a 2 1/2 X 30 foot utility anchor easement located on the northwesterly corner of said lot; restrictions of record in Book 3400, page 120 and Book 3436, page 43, Register's Office for Davidson County, Tennessee.

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This is (unimproved ( ) improved (XX) property, known as 340 (House Number) Ladybird Drive (Street) Nashville (P. O. Address: City or Town) TN 37217 (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said CARL J. STASIUNAS and Wife, RENATE B. STASIUNAS their heirs and assigns, forever.

And we do covenant with the said CARL J. STASIUNAS and wife, RENATE B. STASIUNAS 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. except as of record.

And we, Louis Donald Deatheridge and wife, Elaine H. Deatheridge do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said CARL J. STASIUNAS and wife, RENATE B. STASIUNAS heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 21st day of May, 19 74

Louis D Deatheridge
LOUIS DONALD DEATHERIDGE
Elaine H. Deatheridge
ELAINE H. DEATHERIDGE

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 LOUIS DONALD DEATHERIDGE and wife, ELAINE H. DEATHERIDGE the bargainor, 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 21st day of May, 19 74.

Martha B Hall, Notary Public

Commission expires 4-8-78

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