BOOK 4822 PAGE 992

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Theodore W. Sprouse, et ux

Judy C. Sprouse

TO

Dennis P. Milnar

Constance J. Milnar

For draftsman's use

Prepared by:
JOHN WILLIAMS & ASSOCIATES
323 Rural Hill Road
Nashville, Tennessee 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis P. Milnar (NAME)	Home Federal Savings & Loan (NAME)	
856 Oakwood Terrace (STREET ADDRESS OR ROUTE NUMBER)	L&C Tower (STREET ADDRESS)	148-8
Antioch, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	49

C57822

(FOR REGISTER'S USE)

T
IDENTIF. REFERENCE

JUN 7 12 19 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 26,690.00 + Dennis P. Milnar
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF April, 1974

John W. Williams
Notary Public

MY COMMISSION EXPIRES: 2-1-78

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

For and in Consideration of the sum of TEN and NO/100 ($10.00 and no/100) DOLLARS Cash and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a first mortgage secured by a deed of Trust to Home Federal Savings & Loan Association as of record in Book 4770, Page 939, Register's Office for Davidson County, Tennessee.

We, THEODORE W. SPROUSE and wife, JUDY C. SPROUSE have bargained and sold, and by these presents do transfer and convey unto the said

DENNIS P. MILNAR and wife, CONSTANCE J. MILNAR

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. 51, on the Plan of Oakwood Terrace, Section I, as of record in Book 4460, pages 54 and 55 Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to THEODORE W. SPROUSE and wife, JUDY C. SPROUSE by deed from Jack Williams and wife, Frances E. Williams as of record in Book 4770, Page 937, Register's Office for Davidson County, Tennessee.

JUN-7- CONV 26,690.00
JUN-7- STAX A* 69.42
JUN-7- PRTEE A* .50
A* 4.00 * 73.92

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This is (unimproved) (x) property, known as 856 Oakwood Terrace, Antioch, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (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 Dennis P. Milnar and wife, Constance J. Milnar their heirs and assigns, forever.

And we do covenant with the said Dennis P. Milnar and wife, Constance J. Milnar 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 herein stated above and 1974 taxes a lein but not yet due and payable.

And We, THEODORE W. SPROUSE and wife, JUDY C. SPROUSE do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said Dennis P. Milnar and wife, Constance J. Milnar their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 1st day of April, 1974

Theodore W. Sprouse

Judy C. Sprouse

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, John Williams, a Notary Public in and for said County and State, the within named THEODORE W. SPROUSE and wife, JUDY C. SPROUSE

the 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, Davidson County, Tennessee Tennessee, this 1st. day of April, 1974.

John Williams, Notary Public.

Commission expires 2-1-75

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 .