BOOK 1830 PAGE 943

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
	FIRST FEDERAL SAVINGS AND LOAN	
(NAME)	(NAME) UNION AT FOURTH	32-15
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) NASHVILLE, TENNESSEE 37219	26 End
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and no/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which are hereby acknowledged; we,

JUL-2 CONV 59,500.00
JUL-2 S'TAX A* 154.70
JUL-2 PR'FEE A* .50
JUL-2 W'DEED A* 4.00 * 159.20

ZACK CHEEK BUILDERS, INC.

have bargained and sold, and by these presents do transfer and convey unto the said Smith R. Saunders and wife, Bernice L. Saunders

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 7 on the Plat of Grande Villa, Section I, of record in Plat Book 4675, page 30, Register's Office for said County, described as follows:

Said Lot 7 fronts 161.64 feet on the South margin of Grandville Court and extends back 360.44 feet on the west line and 286.15 feet on the East line to a line on the rear which is a broken line on which it measures 414.44 feet.

Being part of the property conveyed to Zack Cheek Builders, Inc., by deed from Cheek, Morris, and Webb Development Company, Inc., of record in Book 4759, page 271, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements, restrictions, set-back lines of record and taxes for 1974 applicable to said property.

unimproved ( )
This is improved (X) property, known as 105 Grandville Court, Nashville, Tennessee 37207
(House Number) (Street) (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 1st day of July, 19 74.

ZACK CHEEK BUILDERS, INC.

BY Zack Cheek

ZACK R. CHEEK, President

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STATE OF TENNESSEE
COUNTY OF ____________

Personally appeared before me, ____________, a Notary Public in and for said County and State, the within named ____________

the bargainor ____________, with whom I am personally acquainted, and who acknowledged that ____________ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ____________, this ____________ day of ____________, 19____.

My commission expires ____________ Notary Public ____________

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Sanford A. Cunningham, a Notary Public of the State and County aforesaid, personally appeared Zack R. Cheek xxxxxxxxxxxxxxxxxxxxxxx with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President xxx xxxxxxxxxxxxxxxxxxxxxxx of the Zack Cheek Builders, Inc., the within named bargainor, a corporation, and that he as such Presidentxxxxxxxxxxxx, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Zack R. Cheek as such President xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of July, 1974

Commission expires Oct. 5, 1975 Sanford A. Cunningham Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 59,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Smith R Saunders

Sworn to and subscribed before me
this 1st day of July, 19
My commission expires Oct. 5, 1975 Notary Public Sanford A. Cunningham

(NOTARY PUBLIC AT LARGE — STATE OF TENNESSEE)

This instrument was prepared by:	
Name	Address

This instrument prepared by
STEPHENSON AND LACKEY
First Federal Building
Nashville, Tennessee 37219

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received

WARRANTY DEED

FROM

ZACK CHEEK BUILDERS, INC.

TO

SMITH R. SAUNDERS AND WIFE,
BERNICE L. SAUNDERS

C61466

IDENTIF. REFERENCE

JUL 2 2 49 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Office of Tennessee Title

Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290