This Instrument ... Prepared by
Dewey W. Pedigo (mcs)
Of The Law Firm of Pedigo & Sanders
Stahlman Building: Nashville, Tennesse

BOOK 4831 PAGE 915

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Leslie D. Hancock et ux	First Investment Company	8DA-5650
(NAME)	(NAME)	
5513 Oakmont Circle	2244 Mock Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Columbus, Ohio	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Eighteen Thousand Seven Hundred Fifty and No/100 ----------($18,750.00) *Dollars,*

of which $5,713.43 has been paid in cash by Leslie D. Hancock and wife, Lissa F. Hancock the receipt of which is hereby acknowledged, and for the remainder the said Leslie D. Hancock and wife, Lissa F. Hancock have assumed and agreed to pay the unpaid balance of $13,036.57 of an original indebtedness of $13,450.00, secured by Deed of Trust of Record and Book 4474, Page 955, Register's Office of Davidson County, Nashville, Tennessee,

We, Joseph Lawrence Karlovic, Jr. and wife, Lorraine Karlovic

have this day bargained and sold, and do hereby transfer and convey unto the said Leslie D. Hancock and wife, Lissa F. Hancock, their

certain real estate in Davidson County, Tennessee, as follows: *(successors), heirs and assigns.*

Being Lot No. 85 on the Plan of Richland Meadows, Section 1, as of record in Book 2083, Page 40, and described as follows:

Beginning at a point on the southerly margin of Oakmont Circle at the northeast corner of Lot No. 51 on said plan; thence with the southerly margin of said Oakmont Circle, eastwardly 60 feet to the northwest corner of Lot No. 84 on said plan; thence with the line between said lots Nos. 84 and 85, southwardly 164.2 feet to the northern boundary line of Lot No. 56 on said plan; thence with the line between said lots Nos. 56 and 85, westwardly 3 feet to the common corner of Lots Nos. 53, 54, 55, 56 and 85; thence with the line between lots Nos. 52, 53, and 85; thence with the line between Lots Nos. 52, 53, and 85, northwestwardly 119.7 feet to the southeast corner of said Lot No. 51; thence with the line between said Lots Nos. 51 and 85, northwardly 63.6 feet with the line between said Lots Nos. 51 and 85, northwardly 63.6 feet to the beginning.

Being the same property conveyed to Joseph Lawrence Karlovic, Jr. and wife, Lorraine Karlovic, by deed from Billy Wayne Reed and wife, Alice Katherine Reed, of record in Book 4474, Page 953, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,750.00

Subscribed and sworn to before me, this the 3rd day of July 19 74

Affiant

My commission expires: 4/25/76 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) improved (X) property, known as 5513 Oakmont Circle (House Number) (Street) Nashville, Tenn. P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Leslie D. Hancock and wife, Lissa F. Hancock, their (successors),

heirs and assigns forever. we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except as of above set out and taxes for 1974 which are prorated and assumed by the purchasers

we *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Leslie D. Hancock and Lissa F. Hancock their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 3rd day of July, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joseph L. Karlovic Jr.

Lorraine R. Karlovic

Leslie Dale Hancock

Lissa F. Hancock

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary E Neely, a Notary Public in and for said County and State, Joseph Lawrence Karlovic Jr., and wife, Lorraine Karlovic

the within named 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 3rd day of July, 19 74.

Mary E Neely
Notary Public

Commission expires 4/25/76

MARY E NEELY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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.....

JUL-8 74	CONV	18,750.00			
JUL-8 74	S'TAX		A*	48.62	
JUL-8 74	PR'FEE		A*	.50	
JUL-8 74	W'DEED		A*	4.00	* 53.12

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201 224231

WARRANTY DEED

FROM Joseph Lawrence Karlovic, Jr. et ux

TO Leslie D. Hancock et ux

C 6 1 9 3 8

IDENTIF. REFERENCE

JUL 8 8 17 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238