BOOK 4833 PAGE 598

This Instrument Was Prepared By
Dewey W. Pedigo (mse)
Of The Law Firm of Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David G. Bowers, Jr. et ux	Volunteer Federal Savs. & Ln. Assn.	103-9-96
(NAME)	(NAME)	
500 Hillwood Boulevard	408 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37201	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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 accepted as cash the receipt of which is hereby acknowledged, and for a further consideration, David G. Bowers, Jr. and wife, Carol Lynne Bowers, have assumed and agreed to pay the unpaid balance of an original indebtness, in the amount of $43,000.00, secured by a deed of trust of record in Book 4525, page 543, Register's Office for Davidson County, Tennessee,

We, Constantine Potanin and wife, Ann Louise Potanin,

have this day bargained and sold, and do hereby transfer and convey unto the said David G. Bowers, Jr. and wife, Carol Lynne Bowers, their

(successors), *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 86 on the Plan of HIllwood Estates, Section 6, of record in Book 2133, page 96, Register's Office for said County, and described as follows:

Beginning at a point in the northerly margin of Hillwood Boulevard at the corner of Lots 85 and 86; thence with the line between said lots, northerly 354.2 feet to the south line of Lot 81; thence with the line between Lots 81 and 86 easterly 57.9 feet to a corner of Lot 87; thence with the line between Lots 86 and 87 southeasterly 284.6 feet to the northwesterly margin of Vine Ridge Drive; thence with the margin of the same southwesterly around a curve 138.04 feet to the beginning of a curve; thence around said curve southwesterly 38.13 feet to the north margin of Hillwood Boulevard, westerly 81.13 feet to a concrete monument; and continuing with the margin of said Boulevard, westerly 88.71 feet to the point of beginning.

Being the same property conveyed to Constantine Potanin and wife, Ann Louise Potanin, by deed from Bruce M. Bayer, and wife, Nancy T. Bayer of record in Book 4525, page 540, 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 $ 70,000.00

Subscribed and sworn to before me, this the 11th day of July 1974

x David G. Bowers, Jr.
Affiant

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

Mary Emory
Notary Public

NOTARY PUBLIC AT LARGE

This is unimproved ( ) improved (X) property, known as 500 Hillwood Boulevard, (House Number) (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said David G. Bowers, Jr. and wife, Carol Lynne Bowers, 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.*

We *further covenant and bind* Ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* David G. Bowers, Jr. and wife, Carol Lynne Bowers, their (successors), *heirs and assigns, against the lawful claims of all persons.*

Witness Our *hand* s *this* 2nd *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.*

Constantine Potanin

Ann Louise Potanin

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Sarah K. Nichols, a Notary Public in and for said County and State, Affiant Executed Instrument

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

Witness my hand and official seal at Nashville, Tennessee this 2nd day of July, 19 74.

Sarah K Nichols Notary Public

Commission expires July 31, 1974

SARAH K. NICHOLS NOTARY PUBLIC DAVIDSON COUNTY, 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.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary Emery, a Notary Public in and for said County and State, Constantine Potanin, one of the within named bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of July, 1974.

Mary Emery
Notary Public

My commission expires: 4/25/76

MARY EMERY NOTARY PUBLIC AT LARGE TENNESSEE

JUL 12 74 CONV 70,000.00
JUL 12 74 S'TAX A* 182.00
JUL 12 74 PR'FEE A* .50
JUL 12 74 W'DEED A* 4.00 * 186.50

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201 2243/6

WARRANTY DEED

FROM
Constantine Potanin, et ux
TO
David G. Bowers, et ux

C 6 2 6 8 8

IDENTIF. REFERENCE

JUL 12 8 32 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