THIS INSTUMENT WAS PREPARED BY: DAVID RUTHERFORD, ATTORNEY
NASHVILLE, TENNESSEE

WARRANTY DEED

BOOK 4838 PAGE 882

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
RICHARD DOUGLAS HAMMER (NAME)	SECURITY FEDERAL SAV. & LOAN ASSN (NAME)	
706 OMANDALE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	2700 FRANKLIN ROAD (STREET ADDRESS)	Map 132-11
NASHVILLE, TENNESSEE 37204 (CITY) (P. O ZONE) (STATE)	NASHVILLE, TENNESSEE 37204 (CITY) (ZONE) (STATE)	Par. 27

FOR AND IN CONSIDERATION of the sum of ($10.00)
TEN AND NO/100---------- Dollars,

cash in hand paid and other good and valuable consideration paid by the grantees, the receipt of which is hereby acknowledged.

We, Felix Ward Loveless, Sr. and wife, Ruth K. Loveless

have this day bargained and sold, and do hereby transfer and convey unto the said

Richard Douglas Hammer and wife, Patricia C. Hammer,
their (successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 36 on the Plan of Southmeade, as of record in Book 1835, pages 118 and 119, Register's Office for said County.

Said lot No. 36 fronts 174 feet on the northerly side of Omandale Drive and runs back between lines, 286.3 feet on the westerly line and 244.9 feet on the easterly line, to a dead line in the rear on which it measures 189.5 feet.

Being the same property conveyed to Felix Ward Loveless, Sr. and wife, Ruth K. Loveless, by deed from Jasper Kelly and wife, Elizabeth L. Kelly, of record in Book 4550, page 382, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 1788, page 108; Book 2044, page 31; Book 2046, page 531 and Book 2088, page 19, Register's office of Davidson County, Tennessee; and also subject to the plan of record in Book 1835, pages 118 and 119, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 32,950.00

Subscribed and sworn to before me, this the 26th day of July, 19 74

Affiant

My commission expires Nov. 3 1976 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 706 (House Number) Omandale Drive (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

Richard Douglas Hammer and wife, Patricia C. Hammer,
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 for the 1974 taxes which have been prorated and assumed by the grantees herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

Richard Douglas Hammer and wife, Patricia C. Hammer, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 26th day of July, 19 74 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Felix Ward Loveless Sr.

Ruth Loveless

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ~~[illegible]~~ Karroll Karraker, a Notary Public in and for said County and State, Felix Ward Loveless, Sr. and Ruth K. Loveless

the within named 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, Tennessee, this 26th day of July, 19 74.

Karraker Karraker
Notary Public

Commission expires ~~November 2, 1976~~ 11-23-77

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 30 74	CONV	32,950.00			
JUL 30 74	S'TAX		A*	85.54	
JUL 30 74	PR'FEE		A*	.50	
JUL 30 74	W'DEED		A*	4.00	* 90.04

WARRANTY DEED

FROM
FELIX WARD LOVELESS, SR. ET UX
TO
RICHARD DOUGLAS HAMMER ET UX

706 OHANDALE DRIVE

NASHVILLE, TENNESSEE 37204

File ! Security Federal

C 65153

IDENTIF. REFERENCE

JUL 30 9 54 AM '74

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238