WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. & Mrs. Edward L. Edwards (NAME)	Fidelity Federal Svgs. & Loan (NAME)	
304 Becklea Dr. (STREET ADDRESS OR ROUTE NUMBER)	226 3rd Avenue North (STREET ADDRESS)	43-6
Madison, TN. 37115 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	190

FOR AND IN CONSIDERATION of the sum of Twenty Five Thousand and No/100 ---------- ($25,000.00) ---------- *Dollars,*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, we

FRANK R. TINNON & Wife SARA W. TINNON

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

EDWARDS L. EDWARDS & Wife HELEN M. EDWARDS

their *(successors), heirs and assigns,*

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

LAND in Davidson County, Tennessee, being Lot No. 62 on the Plan of Madison Park, Section 3, as of record in Book 3500, page 104, Register's Office for Davidson County, Tennessee.

SAID Lot No. 62 fronts 95.0 feet on the easterly side of Becklea Drive and extends back 141.1 feet on the northerly line and 89.58 feet on the southerly line to a dead line in the rear, measuring 77.0 feet thereon.

BEING the same property conveyed to Frank R. Tinnon and wife Sara W. Tinnon, by deed from Charles L. Carney, et ux of record in Book 4828, page 268, Register's Office for Davidson County, Tennessee.

This instrument prepared by
JOHNSON & EDWARDS
ATTORNEYS AT LAW
303 3rd AVENUE, NORTH
NASHVILLE, TENNESSEE 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00

Subscribed and sworn to before me, this the 9th day of Dec, 19 74

Affiant Frank R. Tinnon

My commission expires: 2/19/78 (Affix Seal)

Notary Public Linda Cawthree

This is unimproved / improved property, known as 304 Becklea Dr., Madison, TN. 37115
(House Number) (Street) 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

Grantees, 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* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 9th *day of* DEC., 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.*

Sara W. Tinnon
Sara W. Tinnon

Frank R. Tinnon
Frank R. Tinnon

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Frank R. Tinnon and wife, Sara W. Tinnon

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 Goodlettsville, *Tennessee this* 9th *day of* Dec., *19* 74.

Frank R. Tinnon *Notary Public*

Commission expires 2/19/78

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 .....

DEC 10 74 CONV 25,000.00
DEC 10 74 S'TAX A* 65.00
DEC 10 74 PR'FEE A* .50
DEC 10 74 W'DEED A* 4.00 * 69.50

510003-0

WARRANTY DEED

FROM

FRANK R. TINNON, ET UX

TO

EDWARD L. EDWARDS, ET UX

C 81036

IDENTIF. REFERENCE

DEC 10 3 20 PM '74

REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

Fidelity Federal Savings & Loan Association-220 3rd Avenue North-Nashville, Tn. 37219