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IDENTIF. REFERENCE

Dec 19 9 49 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 1974.

Notary Public

MY COMMISSION EXPIRES: 11-8-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 507 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT F. LANCE, etux (NAME)	FIDELITY FEDERAL SAVINGS & LOAN ASSN. (NAME)	#13DA-44580
3906 Flicker Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	59-13
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	127

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, G. L. WAYNICK and wife, CAROLINE WAYNICK,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT F. LANCE and wife, LYDE C. LANCE,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 250 on the Plan of Treppard Heights, as of record in Book 2663, pages 64 and 65, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 250 fronts 115 feet on the east side of Flicker Drive and runs back 167.5 feet on the north line and 141 feet on the south line, to a dead line in the rear and measures 80 feet thereon.

BEING the same property conveyed to G. L. Waynick by deed from James T. Lynn, Secretary of Housing and Urban Development, of Washington, D.C., as of record in Book 4796, page 422, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 2752, page 213, Book 2797, page 183; and easements, setback lines, conditions of owners certificate, etc., as shown on plan of record in Book 2663, pages 64 and 65, Register's Office for Davidson County, Tennessee; and taxes for the current year which have been prorated and assumed by the Grantees herein.

Caroline Waynick, wife of the above named G. L. Waynick, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

This is unimproved ( ) improved (XX) property, known as 3906 Flicker Drive, Nashville, Tennessee 37218
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 18th day of December, 19 74

G. L. Waynick

Caroline Waynick

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named G. L. WAYNICK and wife, CAROLINE WAYNICK,

the 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 18th day of December, 19 74.

Commission expires 2-18-75

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

110013-4

WARRANTY DEED

FROM

G. L. WAYNICK, etux

TO

ROBERT F. LANCE, etux

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 19 74	CONV	20,500.00			
DEC 19 74	S'TAX		A*	53.30	
DEC 19 74	PR'FEE		A*	.50	
DEC 19 74	W'DEED		A*	4.00	* 57.80