This instrument prepared by MEAD & MEAD LAW OFFICE, 108 Oak Valley Drive Suite 202, Nashville, TN. 37207

BOOK 4895 PAGE 322

Mail-T

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Marshall Devine et ux (NAME)	Marshall Devine et ux (NAME)	
1035 Nesbitt Drive (STREET ADDRESS OR ROUTE NUMBER)	1035 Nesbitt Drive (STREET ADDRESS)	42-1
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	44

FOR AND IN CONSIDERATION of the sum of Ten and no/100------($10.00)---------- Dollars, cash in hand paid by the Grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, W. J. Pendergrass and wife, Mary F. Pendergrass, hereinafter called the Grantors, have this day bargained and sold, and do hereby transfer and convey unto the said Marshall Devine and wife, Frieda P., hereinafter called the Grantees, their ~~MXXXXXX~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 52 on the Plan of Ozark Hills, as of record in Book 3700, Page 20, as corrected in Book 4181, Page 562, Register's Office for said County.

Said Lot No. 52 fronts 105 feet on the southerly side of Nesbitt Drive and extends back 365.3 feet on the easterly line and 394.7 feet on the westerly line, to a line in the rear on which it measures 109.4 feet.

Being the same property conveyed to William J. Pendergrass and wife, Mary F. Pendergrass, by deed from Apollo Contracting Corporation, of record in Book 4553, Page 642, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the restrictive covenants contained in instrument of record in Book 3920 Page 37: Set back lines and easements and other limitations as shown on plan of record in Book 3700 Page 20 said Register's office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 56,000.00

Subscribed and sworn to before me, this the 10th day of March 19 75

Affiant Marshall Devine

My commission expires: 10-26-77 (Affix Seal)

Notary Public Eleanor T. Mead

NOTARY PUBLIC STATE OF TENN. AT LARGE

This is improved ( ) unimproved (X) property, known as 1035 Nesbitt (House Number) Drive (Street), Nashville (P. O. Address: City or Town), Tennessee

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their ~~MXXXXX~~ 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 ~~MXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness our hands this 10th day of March, 1975, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

W. J. Pendergrass

Mary F. Pendergrass

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Eleanor T. Mead, *a Notary Public in and for said County and State,* W. J. Pendergrass and wife, Mary F.,

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* 10th *day of* March, *19*75.

ELEANOR T. MEAD NOTARY PUBLIC DAVIDSON COUNTY, STATE OF TENNESSEE

Eleanor T. Mead, Notary Public

Commission expires 10-26-77

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 .....

MAR 12 75 CONV 56,000.00
MAR 12 75 S'TAX A* 145.60
MAR 12 75 PR'FEE A* .50
MAR 12 75 W'DEED A* 4.00 * 150.10

WARRANTY DEED

FROM
W.J. and Mary Pendergrass
TO
Marshall and Frieda Devine

1035 Nesbitt Drive

Nashville, Tennessee

C 90360

IDENTIF. REFERENCE

MAR 12 10 54 AM '75

FELIX Z. ROBERTSON REGISTER
DAVIDSON COUNTY, TENN.

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