FORM NO. WD-1

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,500.00

[signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 1975

[signature]
Notary Public

MY COMMISSION EXPIRES: 4-30-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey & Chernau (NAME) 218 Third Avenue North Nashville, Tn. 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Merritt Graves (NAME)	Fidelity Federal Savings & Loan Assoc. (NAME)	
5448 Hill Road Circle (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	160-12
Nashville, Tn. 37210 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	97 Pul

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, George T. Wanninger, and Wife Marjorie P. Wanninger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Merritt Graves and wife, Barbara B. Graves

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. 24 on the Plan of Brentview Meadows, Section 1, as of record in Book 3842, Page 5, Register's Office for Davidson County, Tennessee.

Said Lot No. 24 fronts 121.32 feet on the easterly side of Hill Road Circle and runs back 209.52 feet on the south line and 227.22 feet on the north line to a dead line in the rear on which it measures 171 feet.

Being the same property conveyed to George T. Wanninger and wife, Thelma P. Wanninger by deed from Claude Dunn Construction Company, Inc. of record in Book 4005, page 539, Register's Office for Davidson County, Tennessee, the said Thelma P. Wanninger having since died and title now being vested in George T. Wanninger as surviving tenant by the entirety.

This is unimproved ( ) improved (X) property, known as 5448 Hill Road Circle (House Number) (Street) Nashville, Tn. 37210 (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 his hand this 15th day of April, 1975

[signature]
George T. Wanninger

[signature]
Marjorie P. Wanninger

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE
Davidson County
Williamson

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Personally appeared before me, James D. Huddleston, a Notary Public in and for said County and State, the within named George T. Wanninger and wife, Marjorie P. Wanninger

the bargainor, 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 Brentwood, Tennessee, this 15th day of April 19 75

Commission expires 4-30-78

James D. Huddleston
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

LN# 560030-2

WARRANTY DEED

FROM
George T. Wanninger, and wife
Marjorie P. Wanninger

TO
James Merritt Graves and wife,
Barbara B. Graves

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

6947 19

IDENTIF. REFERENCE

APR 17 3 11 PM '75

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR 17 75	CONV	49,500.00			
APR 17 75	S TAX		A*	128.70	
APR 17 75	PR FEE		A*	.50	
APR 17 75	W DEED		A*	4.00	* 133.20