This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

GERALD POSTON ET UX

TO

JOHN T. HARDY ET UX

For draftsman's use

THIS INSTRUMENT WAS PREPARED BY:
H. Philip Sadler
Attorney at Law
2623 Lebanon Road
Donelson, Tennessee 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. John T. Hardy (NAME)	(NAME)	MAP 95-5
267 Wilowen Dr (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	PAR. 55
Nashville Tennessee 37210 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

APR 28 10 00 AM '75

FELIX A. KELLER REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 26,900.00 Gerald Poston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April 1975.

Notary Public

MY COMMISSION EXPIRES: 8-2-76

(AFFIX SEAL)

NOTARY PUBLIC

C95872

For and in Consideration of the sum of $18,331.76

Eighteen Thousand Three Hundred Thirty-One and 76/100---------- DOLLARS cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable consideration and for the further consideration that the grantees herein agree to assume and pay the present unpaid balance due under a certain note dated September 4, 1959 in the original amount of $12,850.00 secured by a Deed of Trust of record in Book 2982, page 369.

We, Gerald Poston and wife, Frances Poston

have bargained and sold, and by these presents do transfer and convey unto the said

John T. Hardy and wife, Donnis C. Hardy

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 90 on the Plan of Creekside Heights, of record in Book 2663, pages 114 and 115, Register's Office for said County.

Said Lot No. 90 fronts 132.61 feet on the east side of Wilowen Drive and runs back between lines 292.1 feet on the north line and 294.6 feet on the south line to a dead line in the rear, which is a broken line, on which it measures 180.82 feet.

Being the same property conveyed to Gerald Polston and wife, Frances Poston, by deed from Gilbert T. Ferguson and wife, Patricia Ann Ferguson, of record in Book 4868, page 180, said Register's Office.

BOOK 4907 PAGE 531

WD-2

This is { unimproved / improved } property, known as _____ (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John T. Hardy and wife, Donnis C. Hardy their heirs and assigns, forever.

And we do covenant with the said John T. Hardy and wife, Donnis C. Hardy 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.

And we, Gerald Poston and wife, Frances Poston do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John T. Hardy and wife, Donnis C. Hardy, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 28 day of APRIL, 19 75

Gerald Poston

Frances Poston

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gerald Poston and wife, Frances Poston

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 Donelson, Tenn., Tennessee, this 28th day of April, 1975.

NOTARY PUBLIC DAVIDSON COUNTY, TENN. FILE S. RICE

Nellie S. Rice, Notary Public.

Commission expires 8-2-76

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____.

APR28 CONV 20,900.00
APR28 STAX A* 69.94
A* .50
APR28 RECFEE W'DEED A* 4.00 * 74.44

_____, Notary Public.

Commission expires _____

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

Mail
John T. Hardy
2607 Crump Ave. - Nash. Tenn 37214