FORM NO. WD-1

BOOK 4908 PAGE 257

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,900.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11-20-1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson Attorneys, 217 Shady Grove Rd. Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald E. Dunphy (NAME)	Fidelity Federal Savings & Loan (NAME)	Map 95-5
1900 Omohundro Ct. (STREET ADDRESS OR ROUTE NUMBER)	226 Third Ave. North (STREET ADDRESS)	Par. 42
Nashville, TN. 37210 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. (CITY) (STATE) (ZIP)	

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, Dean P. Bushbaum and wife, Mary Jo Bushbaum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald E. Dunphy and wife, Joy K. Dunphy

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. 5 on the Plan of Foxwood, as of record in Book 2900, page 24, Register's Office for said County.

Said Lot No. 5 fronts 41.02 feet on the westerly side of Omohundro Court and runs back 134.6 feet on the northerly line and 200.5 feet on the southeasterly line to a dead line in the rear on which it measures 187.3 feet, and said dead line being a broken line.

Being the same property conveyed to Dean P. Bushbaum and wife, Mary Jo Bushbaum by deed from Tommy R. Perkins and wife, Helen Bailey Perkins, of record in Book 4820, page 306, Register's Office for said County.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4820, page 308, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is improved (X) unimproved ( ) property, known as 1900 Omohundro Ct. Nashville, TN. 37210
(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 this 28th day of April, 1975

Dean P. Bushbaum

Mary Jo Bushbaum

BOOK 4968 PAGE 258

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dean P. Bushbaum and wife, Mary Jo Bushbaum

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 28 day of April 19 75.

Commission expires 11-20-1976

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

WARRANTY DEED

FROM
Dean P. Bushbaum et ux

TO
Donald E. Dunny et ux

C 96230

IDENTIF. REFERENCE

APR 30 10 58 AM '75

FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

mail to:
William G. Traber
P. O. Box 2255
Nashville, Tenn. 37214

APR 30 75	CONV	34,900.00				
APR 30 75	S'TAX		A*	90.74		
APR 30 75	PR'FEE		A*	.50		
APR 30 75	W'DEED		A*	4.00	*	95.24