BOOK 4937 PAGE 543

WARRANTY DEED

This instrument was prepared in the office of Barksdale, Woolley, Beaver Gilbert & Frank [illegible]

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Hamilton V. Gayden, Jr. (NAME)	First Federal Savings & Loan (NAME)	[illegible]
216 Deer Park Circle (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS) By	116-10
Nashville, Tennessee 37205 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	53 pd

FOR AND IN CONSIDERATION of the sum of ------Ten and 00/100----------

----------($10.00) Dollars,

cash in hand paid and other good and valuable considerations, receipt of which are hereby acknowledged, I, Leontine Keller, an unmarried person,

have this day bargained and sold, and do hereby transfer and convey unto the said Hamilton V. Gayden, Jr., and wife, Patricia Anne Gayden, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the westerly 85 feet of the southerly one-half of Lot No. 17 on the Plan of A. M. Bransford's Subdivision of Lots 29, 30, 31, 32, 33, 34 and 45, in the first Belle Meade Subdivision, as of record in Book 421, Page 139, said Register's Office.

Said westerly part of said Lot No. 17 fronts 85 feet on the north side of Deer Park Circle and runs back between parallel lines 200 feet on the west side and 201 feet on the easterly margin to a dead line, and shows 85 feet on rear.

Being the property conveyed to Leontine Keller, by deed from Franklin Cletus Ellis, and wife, of record in Book 954, Page 542, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,500.00

Subscribed and sworn to before me, this the 30 day of July 1975

Affiant

My commission expires: 8-1-77 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 216 Deer Park Circle, Nashville, Tenn. 37205 (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Hamilton V. Gayden, Jr., and wife, Patricia Anne Gayden, their (successors), heirs and assigns forever. ....covenant that ....lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. except for 1975 taxes, which are prorated and assumed by grantees, easements, restrictions, and set back lines. ....I....further covenant and bind ....myself, my....heirs and representatives, to warrant and forever defend the title to said real estate to said Hamilton V. Gayden, Jr., and wife, Patricia Anne Gayden, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 30th day of July, 1975, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Leontine Keller

LEONTINE KELLER

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LEONTINE KELLER

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville
this 30 day of July, 19 75

V L Baldyga
Notary Public

Commission expires 8-1-77

V. L. BALDYGA NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .

JUL 31 75	CONV	80,000.00			
JUL 31 75	S'TAX		A*	208.00	
JUL 31 75	PB'FEE		A*	.50	
JUL 31 75	W'DEED		A*	4.00	* 212.50

WARRANTY DEED

FROM

TO

D 0 9 1 8 1

IDENTIF. REFERENCE

JUL 31 3 56 PH '75

FEL[illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
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