BOOK 4949 PAGE 967

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $9050.00

C. Douglas Baron
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September 1975.

Linda Sue Steinmetz
Notary Public

MY COMMISSION EXPIRES: 10-31-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles A. Leach, Attorney, 26th Floor, 1st Amer. Ctr., Nashville, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas Baron (NAME)	United American Savings & Loan (NAME)	43-15-155
105 Airflont Drive (STREET ADDRESS OR ROUTE NUMBER)	3601 Nolensville Road (STREET ADDRESS)	11D 89110
Hendersonville, TN 37075 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37211 (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, James G. Bandy and J. Ronald Kleine

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. Douglas Baron and wife, Patricia A. Baron,

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 Lots Nos. 7 & 8 of Block "A" on the Map of Anderson's Subdivision, as of record in Book 974, pages 36 and 37, in the Register's Office for said County.

SAID Lots adjoin and front together 50 feet on the south side of Old Hickory Blvd. and run back between lines, 127.2 feet on the west line of Lot No. 7 and 128 feet on the east line of Lot No. 8, to a dead line, on which they measure 50 feet, more or less.

Being the same property conveyed to James G. Bandy, J. Ronald Kleine, and Chester Martin, by deed from Edna Herndon Hickey of record in Book 4861, page 702, Register's Office for Davidson County, Tennessee, the said Chester Martin conveyeing his interest therein to James G. Bandy and J. Ronald Kleine by deed of record in Book 4931, page 284, said Register's Office.

Elizabeth Bandy, wife of James G. Bandy, and Barbara Kleine, wife of J. Ronald Kleine, join in this conveyance in order to convey whatever interest they may have in said property.

The Grantee herein assumes and agrees to pay the principal balance due and future interest on a certain note dated July 9, 1975, in the original principal sum of $7,200.00, payable to United American Savings and Loan Association, in accordance with the terms and conditions therein, said note being secured by a deed of trust of record in Book 4931, page 286, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 1106 Old Hickory Boulevard, Madison, Tenn. 37115
(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 hands this 10th day of September, 1975

J. Ronald Kleine
Barbara Y. Kleine

James G. Bandy
Mary E. Bandy

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James G. Bandy and J. Ronald Kleine

the 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 September 19 75.

Commission expires 10-31-78

Linda Sue Steinmetz
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 (his oath / their several oaths) acknowledged (himself / themselves) 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

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WARRANTY DEED

FROM

JAMES G. BANDY AND

J. RONALD KLEINE

TO

DOUGLAS BARON AND WIFE,

PATRICIA A. BARON

This instrument prepared by:

Charles A. Leach
Attorney at Law
26th Floor
First American Center
Nashville, Tenn. 37238

IDENTIFICATION REFERENCE

SEP 11 9 27 AM '75

FEE DAVIDSON CO. REGISTER CITY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

SEP 11 75 CONV *9,050.00
SEP 11 75 S'TAX 23.40
SEP 11 75 PR'FEE .50
SEP 11 75 W'DEED 4.00 * 27.90