BOOK 4953 PAGE 601

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. FIGG, ATTORNEY
FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Gaylord Akers and wife, Barbara B. Akers	Home Federal Savings & Loan Association	160-6
873 Hill Haven Court (STREET ADDRESS OR ROUTE NUMBER)	(NAME) 230 Fourth Avenue, North (STREET ADDRESS)	#39
Nashville, TN 37204 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	OH#15674

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)----------

---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

RALPH STEVENS and MELVIN JONES, d/b/a American Homes

have this day bargained and sold, and do hereby transfer and convey unto the said

GAYLORD AKERS and wife, BARBARA B. AKERS

their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 205 on the Plan of Oak Hill Estates, Section II, of record in Book 4460, pages ~~36, 37~~ and 38, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at a concrete monument, the common corner of Lots 204 and 205; thence N 79° 31' W 265.76 feet to a point; thence N 22° 25' E 88.29 feet to a concrete monument; thence N 20° 48' E 246.90 feet to a concrete monument; thence S 32° 20' W 285.90 feet to a point; thence around a curve having a radius of 50 feet; thence around the westerly margin 70.45 feet to a concrete monument; thence along the westerly margin of Hill Haven Court 58.56 feet to a concrete monument, being the point of beginning.

Being part of the same property conveyed to Ralph Stevens and Melvin Jones, d/b/a American Homes, by deed from J. B. Downey, Trustee, of record in Book 4704, page 812, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 71,500.00

Subscribed and sworn to before me, this the 16th day of September, 19 75

Affiant Pat Burgess

My commission expires 4/27/77 (Affix Seal)

Notary Public Gail Figg

This is (Unimproved ( ) Improved (X)) property, known as 873 Hill Haven Court, Nashville, TN
(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

GAYLORD AKERS and wife, BARBARA B. AKERS

their (successors),

heirs and assigns forever. we covenant that we are 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, restrictions of record in BK.4537,p.496 and plan of record in BK.4460,pp.36,37,&38, said reg. office.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* GAYLORD AKERS and wife, BARBARA B. AKERS

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 16th *day of* September, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

AMERICAN HOMES

BY: Ralph Stevens

Melvin Jones

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 4953 PAGE 602

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, Ralph Stevens and Melvin Jones

the within named 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 16th day of September, 19 75

Gail Pigg
Notary Public

Commission expires 4/27/77

GAIL PIGG 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 _____

SEP 22 75	CONV	71,500.00			
SEP 22 75	S'TAX		A*	185.90	
SEP 22 75	PR'FEE		A*	.50	
SEP 22 75	W'DEED		A*	4.00	* 190.40

File In File Room
L-40-782-1

WARRANTY DEED

FROM
American Homes

TO
Gaylord Akers et ux

D 16687

IDENTIF. REFERENCE

SEP 22 3 02 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238