This instrument prepared by:
John W. Kelley, Attorney
Nashville, Tennessee

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
84-14-179	Mr/Mrs Paul E.Yablonski	First Federal Savings & Loan Fourth & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 212 Cottage Lane	LOAN OR ACCOUNT NO. 553078-6 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged and in further consideration of the assumption of, and agreement by the grantees herein to pay the principal balance now due, plus future interest ona certain note, dated September 12, 1974, in the original principal sum of $26,600.00 payable to First Federal Savings & Loan Association, in monthly installments as set forth in said note, with interest as set out therein, and being secured by a deed of trust executed by Jerry V. Powers and wife to T. I. Holman, Jr., Trustee, as of record in Book 4851, page 956. The grantees further hereby assumes the obligations of Jerry V. Powers and wife, Patricia A. Powers under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

JERRY V. POWERS and wife, PATRICIA A. POWERS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto PAUL EDWARD YABLONSKI and wife, REBECCA LOIS YABLONSKI

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 7 on the Map of Donelson Meadows, as of record in Book 1835, page 35.

Said Lot No. 7 fronts 80 feet on the west side of Cottage Lane and runs back between parallel lines, 180 feet to a dead line.

Being the same property conveyed to Jerry V. Powers and wife, Patricia A. Powers, by deed from Robert H. Akridge and wife, Katherine A. Akridge as of record in Book 4851, page 954,

This instrument prepared by John W. Kelley, Attorney, Third National Bank Building, Nashville, Tennessee upon information furnished by the parties.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1975 taxes which have been assumed by the Grantees herein.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this the 19th day of September, 1975.

Jerry V. Powers

Patricia A. Powers

Jerry V. Powers

Patricia A. Powers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4953 PAGE 781

Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named Jerry V. Powers and wife, Patricia A. Powers 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, the 19th day of September, 1975.

My commission expires: 4-23-78

Douglas A. Brace
Notary Public

DOUGLAS A. BRACE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,462.82

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September 1975

MY COMMISSION EXPIRES: 4/23/78 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM JERRY V. POWERS AND WIFE

TO PAUL EDWARD YABLONSKI AND WIFE

D 16767

IDENTIF. REFERENCE

SEP 23 9 34 AM '75

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
3rd Natl. Bk. Bldg.
14th Flr. Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared SEP 23 75 CONV 28,462.82 and _____, with whom I am personally acquainted, and who upon oath acknowledged SEP 23 75 S'TAX A* 74.10 to be the _____ and SEP 23 75 PR'FEE A* .50, respectively, of _____, a corporation, the bargainor, and that SEP 23 75 W'DEED A* 4.00 and * 78.60, as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public