BOOK 4954 PAGE 321

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $29,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF September, 1975

Notary Public

My Commission Expires AUG. 14, 1978

MY COMMISSION EXPIRES:

(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
John E. Coffman (NAME)	Fidelity Federal Savings & Loan (NAME)	53-2
105 Ryburn Court (STREET ADDRESS OR ROUTE NUMBER)	226 3rd Ave. North (STREET ADDRESS)	98
Old Hickory, Tennessee 37138 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37201 (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, W.H. Lovell and wife, Frances Lovell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John E. Coffman and wife, Renelle Coffman

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. 12 on the Plan of Fairway View Subdivision, Section I, Part II, as of record in Plat Book 4675, page 55, said Register's Office.

Said Lot No. 12 fronts 120.44 feet on the southerly side of Ryburn Court and runs back 109.0 feet on the northeasterly line and 135.5 feet on the southwesterly line to a line in the rear which measures 48.0 feet thereon.

Being the same property conveyed to W.H. Lovell and wife, Frances Lovell by deed from C.A. Wilson, Trustee of record in Book 4808, page 598, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 105 Ryburn Court (House Number) (Street) Old Hickory, Tennessee (P. O. Address) (City or Town) 37138 (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 S this 22nd day of September, 19 75

W.H. Lovell

Frances Lovell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W.H. Lovell and wife, Frances Lovell

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 22nd day of September, 1975

Commission expires My Commission Expires AUG. 14, 1978

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

L#510211-3

$29,500.00

WARRANTY DEED

FROM W.H. Lovell et ux

TO John E. Coffman et ux

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

D 17046

IDENTIF. REFERENCE

SEP 24 2 31 PM '75

REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

SEP 24 75	CONV	29,500.00			
SEP 24 75	S'TAX		A*	76.70	
SEP 24 75	PR'FEE		A*	.50	
SEP 24 75	W'DEED		A*	4.00	* 81.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.