BOOK 4957 PAGE 309 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,800.00

x Jessie Lane
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September, 19 75

John G. Doak
Notary Public

MY COMMISSION EXPIRES: 23 May 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Atty.-2525 Lebanon Rd. Nashville, Tenn. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Lane and Jessie Lane (NAME)	Fidelity Fed. Savings & Loan Assoc. (NAME)	
325 Jacksonian Dr. (STREET ADDRESS OR ROUTE NUMBER)	226 Third Ave. North (STREET ADDRESS)	75-13
Hermitage, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37201 (CITY) (STATE) (ZIP)	149

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, Frances E. Phelps and Bonnie Kaye Jackson Jr.,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Lane, Single and Jessie Lane, Mother, A widow

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. 31 on the Map of Hermitage Hills, Section 1, as of record in Book 2900, page 49, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the northeasterly margin of Jacksonian Drive, at the common corner of Lot No. 30 and 31; thence with the line between said lots northeasterly 120 feet to a concrete monument at the common corner of Lot Nos. 30, 31, and 32; thence southeastwardly 109.61 feet to a point in the northwesterly margin of Bonnaford Drive; thence with said margin southwestwardly 95.0 feet to a concrete monument at the beginning of a curve; thence around said curve 39.27 feet to a concrete monument in the northeasterly margin of Jacksonian Drive; thence northwestwardly with said margin 84.61 feet to the point of beginning.

BEING the same property conveyed to Frances E. Phelps and Bonnie Kay Jackson, Jr., by deed from Gaylon W. Williams and wife, Judith A. Williams of record in Book 4608, page 702, said Register's Office.

This is unimproved ( ) improved (XX) property, known as 325 Jacksonian Drive Hermitage, Tenn.
(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 hand s this 25th day of September, 19 75

FRANCES E. PHELPS: Frances E Phelps by Jak H. Doak Atty in Fact

BONNIE KAY JACKSON, JR.: Bonnie Kaye Jackson Jr

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 xxxxxxxxxxxxxxxxxxxxxxxxxxx Bonnie Kay Jackson, Jr.
xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx

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 25th 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

430096-5

WARRANTY DEED

FROM

FRANCES E. PHELPS AND
BONNIE KAYE JACKSON, JR.

TO

JOHN LANE, SINGLE AND
JESSIE LANE, MOTHER

D 17973

IDENTIF. REFERENCE

SEP 30 3 42 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 30	CONV	26,800.00	
SEP 30	S'TAX	A* 69.68	
SEP 30	PRFEE	A* .50	
SEP 30	WDEED	A* 4.00	* 74.18

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

State of Tennessee
County of Davidson

On this the 25th day of September, 1975, before me, Robert W. Thurman, Jr., a notary public, in and for said County and State, personally appeared John G. Doak, attorney, to me known to be the person who executed the foregoing instrument in behalf of the said Frances E. Phelps, and acknowledged that he executed the same as the free act and deed of the said Frances E. Phelps.

Witness my hand and seal at Nashville, Tennessee, this the 25th day of September, 1975.

Notary Public

My commission expires: My Commission Expires AUG. 14, 1978