Mail

This instrument prepared by: Lawrence D. Wilson, Attorney, North Harding Mall, Nashville, Tenn.

WARRANTY DEED

BOOK 4960 PAGE 868

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Florence Rupinski	Tharpe & Brooks Mtg. Bankers	12 D 28650
(NAME)	(NAME)	
3016 Creekwood Drive	615 Peachtree Street, N.E.	Map 602
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Atlanta, Georgia	Par 166
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) *Dollars,*

Cash in hand paid, receipt of which is acknowledged, and other good good and valuable consideration, including the assumption by the Grantee of the unpaid balance of an indebtedness to Federal National Mortgage Association, in the original principal sum of $15,800.00 and secured by a Deed of Trust of Record in Book 4112, Page 606, Register's office for Davidson County, Tennessee. It is understood and agreed that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

I, John D. Rupinski, hereinafter called the Grantor

have this day bargained and sold, and do hereby transfer and convey unto the said Florence Rupinski hereinafter called the Grantee *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

LAND in Davidson County, Tennessee, being Lot No. 152 on the Plan of Parkwood Estates, Section I, of record in Book 2900, page 119, Register's Office for Davidson County, Tennessee.

SAID Lot No. 152 fronts 71 feet on the Southwesterly side of Creekwood Drive and extends back 129.5 feet on the Southwesterly line and 121.97 feet on the Northwesterly line to a dead line measuring 88.9 feet thereon.

BEING the same property conveyed to John D. Rupinski by Deed from Phillip Rea Carr and Wife Neada G. Carr, of Record in Book 4669, Page 534, 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 $ 28,000.00

Subscribed and sworn to before me, this the 10th day of October 19 75

Affiant x Florence Rupinski

My commission expires: 11-17-76 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 3016 Creekwood Drive, Nashville, Tennessee (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 Grantees, their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand* on *this* 10th *day of* October, 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.*

x John D. Rupinski
John D. Rupinski

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Lawrence D. Wilson, a Notary Public in and for said County and State, John D. Rupinski

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville this 10th day of October, 1975

Commission expires 11-17-76

Notary Public

LAWRENCE D. WILSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 _____

OCT 14 75 CONV 28,000.00
OCT 14 75 S'TAX A* 72.80
OCT 14 75 PR'FEE A* .50
OCT 14 75 W'DEED A* 4.00 * 77.30

WARRANTY DEED

FROM

JOHN D. RUPINSKI

TO

FLORENCE RUPINSKI

D 19693

IDENTIFICATION REFERENCE

Oct 14 9 23 AM '75

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238