FORM NO. WD-1

BOOK 4973 PAGE 500

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,500.00

x Joe C. McGuffee
Affiant

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

Robert W. Thurman
Notary Public

MY COMMISSION EXPIRES: My Commission Expires AUG. 14, 1978
(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joe C. McGuffee (NAME)	Fidelity Federal Savings & Loan (NAME)	74-8
7006 Bonnavent Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	96 Pt
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, ELVIS L. WALLACE AND WIFE, SARA WALLACE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOE C. MCGUFFEE AND WIFE, PATRICIA A. MCGUFFEE

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. 760 on the Plan of Hermitage Hills, Section 7, as of record in Book 3300, page 62 and 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 760 fronts 75 feet on the easterly side of Bonnavent Drive and runs back 169.1 feet on the northerly line and 178.5 feet on the southerly line to a dead line measuring 91 feet thereon.

Being the same property conveyed to Elvis L. Wallace and wife, Sara Wallace by deed from John Williams and wife, Frances Williams of record in Book 4285, page 672, Rgister's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 7006 Bonnavent Drive (House Number) (Street) Hermitage, Tennessee (P. O. Address) (City or Town) 37076 (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 19th day of November, 1975

Elvis L. Wallace

Sara Wallace

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Robert W. Thurman, Jr., a Notary Public in and for said County and State, the within named Elvis L. Wallace and wife, Sara Wallace

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 19th day of November 19 75

My Commission Expires AUG. 14, 1978

Commission expires

Robert W. Thurman, Jr.
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#750202-7 $24,500.00

WARRANTY DEED

FROM
Elvis L. Wallace and wife,

Sara Wallace

TO
Joe C. McGuffee and wife,

Patricia A. McGuffee

D 2 5 4 7 0

IDENTIF. REFERENCE

Nov 21 3 09 PH '75

FELIX Z. WHITESELL REGISTER
DAVIDSON COUNTY, TENN.

NOV21 75 FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

NOV21 75 CONV 24,500.00

NOV21 75 STAX B* 63.70

NOV21 75 PR'FEE B* .50

NOV21 75 W'DEED B* 4.00 * 68.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.