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FORM NO. WD-1

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January, 1976

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS F. HENNING (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	Map 37
5701 Hidgon Road (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 1
Joelton, Tenn. 37080 (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, Ellie R. Demonbreun, Jr. and wife, Frankie Sue Demonbreun

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas F. Henning and wife, Betty I. Henning

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON & Cheatham COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A tract of land in the 14th, formerly the 24th, Civil District of Davidson County, Tennessee, near the Cheatham County line, and described according to a survey made by John Kohl, dated December 12, 1975, as follows:

Beginning at a point in the northerly margin of Higdon Road, being the south west corner of the herein described property, thence leaving said point North 24° 48' 23" West, 893.3 feet to a point; thence North 77° 29' East, 75.6 feet to a point; thence North 61° 19' East 58.7 feet to a point;thence South 61° 49' East, 50 feet to a point; thence South 71° 18' East, 182.9 feet to a point; thence North 76° 39' East 59.4 feet to a point; thence South 82° 35' East 85.1 feet to a point; thence South 48° 20' East 132 feet to a point; thence South 81° 21' East 96.1 feet to a point; thence North 47° 44' East 15 feet to a point; thence South 29° 10' East 105.8 feet to a point; being the common corner of Tract No. 2 and 3, thence leaving said point South 12° 54'48" West 669.10 feet to a point in the northerly margin of Higdon Road, thence continuing with said margin North 74° 20' 41" West 225 feet to the point of beginning.

Being part of the same property conveyed to Ellie R. Demonbreun, Jr. and wife, Frankie Sue Demonbreun by deed from Raymond L. Barrett, Clerk and Master of the Chancery Court of Nashville, of record in Book 4699, page 983, and rerecorded in Book 4702, page 62, Register's Office for Davidosn County, Tennessee, and of record in Book 164, page 661, Register's Office for Cheatham County, Tennessee.

This is unimproved ( ) improved (X) property, known as 5701 Hidgon Road, Joelton, Tenn. 37080
(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 7th day of January, 19 76

Ellie R Demonbreun Jr

Frankie Sue Demonbreun

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Vicki T. Jacobs, a Notary Public in and for said County and State, the within named Ellis R. Demonbreun, Jr. and wife, Frankie Sue Demonbreun

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 7th day of January 19 76

Commission expires My Commission Expires May 3, 1979

Vicki T. Jacobs
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

11057S-S

WARRANTY DEED

FROM

Ellis R. Demonbreun, Jr. and Wife, Frankie Sue Demonbreun

TO

Thomas F. Henning and wife, Betty I. Henning

BT D 3 1 4 4 3
CNV

IDENTIF. REFERENCE

JAN 9 10 17 AM '76

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN-9%	CONV	28,500.00				
JAN-9% S'TAX			B*	74.10		
JAN-9% PR'FEE			B*	.50		
JAN-9%	W'DEED		B*	4.00	*	78.60