Prepared By Rick M. Johnson
Suite 407 Cavalier Bldg.
95 White Bridge Rd

BOOK 4989 PAGE 234

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. & Mrs. Raleigh G. Seals	Fidelity Federal Sav & Loan	127-97
Rt # 1, Highway 70 South (NAME)	Fourth & Union Streets (NAME)	
Nashville, Tennessee (STREET ADDRESS OR ROUTE NUMBER)	Nashville, Tennessee (STREET ADDRESS)	9D 03400
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100th DOLLARS ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a Deed of Trust of record in Book 4963, Page 830, R.O.D.C. to secure an indebtedness evidenced by a promissory note of even date in the original principal amount of $35,000.00, payable to Fidelity Federal Savings and Loan Association of Nashville, Tennessee.

We, Jerry Harris and wife, Melva Harris

have this day bargained and sold, and do hereby transfer and convey unto the said Raleigh G. Seals and wife, Kathleen K. Seals

their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 9th Civil District of Davidson County, Tennessee, being Tract No. 3 of a portion of the W.T. Hutton Property and described according to a survey by James L. Murphy, Jr., and Company, dated January 5, 1967, as follows:

Beginning at a point in the southerly margin of the Memphis-Bristol Highway; said point being the northeast corner of the herein described tract; thence South 1 deg 53' 35" West 777.16 feet to a point; thence South 52 deg. 31' West 213.46 feet to a point; thence North 1 deg. 53' 35" East 908.81 feet to a point in the southerly margin of the Memphis-Bristol Highway; thence easterly along the southerly margin of same, 153.71 feet to the beginning.

Being the same property conveyed to Jerry Harris and wife, Melva Harris, by deed from Robert V. Milligan and wife, Joyce A. Milligan, of record in Book 4963, page 828, 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 $ 42,363.56

Subscribed and sworn to before me, this the 17th day of January 19 76

My commission expires: 7-30-79 (Affix Seal)

Affiant Raleigh G. Seals

Notary Public Rick M. Johnson

This is unimproved (x) improved (x) property, known as Rt # 1 Highway 70 South, Nashville, Tennessee 37221
(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 Raleigh G. Seals and wife, Kathleen K. Seals

their (successors), heirs and assigns forever. We covenant that We are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves; our heirs and representatives, to warrant and forever defend the title to said real estate to said Raleigh G. Seals and wife, Kathleen K. Seals their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 17th day of January 19 76 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Jerry W. Harris

Melva B. Harris

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Rick M. Johnson, a Notary Public in and for said County and State, Jerry Harris and wife, Melva Harris the within named 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, Davidson County, Tennessee. this 17th day of January, 19 76.

Rick M. Johnson
Notary Public

Commission expires July 30, 1979

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.....

JAN 19 76 CONV 42,363.56
JAN 19 76 S TAX B* 110.24
JAN 19 76 PR FEE B* .50
JAN 19 76 W DEED B* 4.00 * 114.74

WARRANTY DEED

FROM Jerry Harris ET UX

TO Ralaigh Seals ET UX

D 32479

IDENTIFICATION REFERENCE

JAN 19 8 43 AM '76

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238