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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000

Edmundo D. Magpantay
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF January, 1976

Notary Public

MY COMMISSION EXPIRES: [illegible] 1980

(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edmundo D. Magpantay (NAME)	Fidelity Federal Savngs & Loan (NAME)	54-14
101 Rising Sun Crt. (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	94
Old Hickory, Tenn. 37138 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	200

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, GLENN E. TIDWELL AND WIFE, HANNELORE F. TIDWELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDMUNDO D. MAGPANTAY AND WIFE, PERLA O. MAGPANTY - MAGPANTAY

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. 259 on the Plan of Brandywine Farms, Section 15, as of record in Book 4660, page 123, as corrected in Book 4905, page 572, said Register's Office.

Said Lot No. 259 fronts 150.0 feet on the easterly side of Rising Sun Court which extends around a curve to the left 36.14 feet and runs back 166.8 feet on the southerly line and 276.0 feet on the northerly line to a line in the rear which measures 200.9 feet.

Being the same property coneyed to Glenn E. Tidwell and wife, Hannelore F. Tidwell by deed from J. R. Coarsey, Trustee, of record in Book 4952, page 433, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 101 Rising Sun Crt. (House Number) (Street) Old Hickory, Tenn. 37138 (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 hands this 14th day of January, 19 76

Glenn E. Tidwell

Hannelore F. Tidwell

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, J.F. Bledsoe, a Notary Public in and for said County and State, the within named, Glenn E. Tidwell and wife, Hannelore F. Tidwell

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 14th day of January 1976

Commission expires 11-3-1976

J.F. Bledsoe
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

110580-5

WARRANTY DEED

FROM

Glenn E. Tidwell and wife,

Hannelore F. Tidwell

TO

Edmundo D. Magpantay and wife,

Perla O. Magpantay

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

D 3 2 5 3 2

IDENTIF. REFERENCE

JAN 19 10 07 AM '76

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

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN 19 76	CONV	70,000.00			
JAN 19 76	S'TAX		B*	182.00	
JAN 19 76	PR'FEE		B*	.50	
JAN 19 76	W'DEED		B*	4.00	* 186.50

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