PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
338 WHITE BRIDGE ROAD
NASHVILLE, TN 37209

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,229.28

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF January, 19 76

Notary Public

MY COMMISSION EXPIRES: 1-23-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eric Eugene Lowe (NAME)	United Amer. Sav. & Ln. Assn. (NAME)	71-15
152 Kenner, Ave., (STREET ADDRESS OR ROUTE NUMBER)	3601 Nolensville, Rd., (STREET ADDRESS)	12DA-43430
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37211 (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, Franklin Jefferson Malone, III, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric Eugene Lowe

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:

BEING Lots 24 and 28, both inclusive, on the Plan of the Highland Land Company's Subdivision, as of record in Book 421, page 14, said Register's Office.

SAID Lots adjoin and front together on thewest side of Lischey Avenue and extend back between lines, 179 feet 10½ inches more or less on the south line of Lot No. 24 and 183 feet on the north side of Lot No. 28, to an alley in the rear on which they measure 125 feet.

BEING THE same property conveyed to Franklin Jefferson Malone III, by deeds from Jerry W. Craighead and wife, Wanda Womack Craighead, of record in Book 4944, page 535; and by quitclaim deed from Jack Kimbrough Lance IV, of record in Book 4944, page 537, Register's Office for Davidson County, Tennessee.

THE Grantee herein assumes and agrees to pay the unpaid balance of a mortgage to United American Fed. Sav. & Ln. Assn, secured by the herein described property and recorded in Book 4818, page 837, said Register's Office; and further assumes the unpaid balance of a note secured by a vendor's lien retained in a deed of record in Book 4944, page 535, said Register's Office.

This is improved XX unimproved ( ) property, known as 1324 Lischey, Avenue, Nashville, Tennessee 39207
(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 my hand this 27 day of January, 19 76

Franklin Jefferson Malone, III

STATE OF TENNESSEE
Davidson County

BOOK 4992 PAGE 535

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Franklin Jefferson Malone, III, Unmarried

the 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, Tennessee, this 27 day of January, 1976.

Commission expires 5-23-77

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

WARRANTY DEED

FROM
FRANKLIN JEFFERSON MALONE, III
UNMARRIED

TO
ERIC EUGENE LOWE

D 34031

IDENTIF. REFERENCE

JAN 29 10 26 AM '76

FELIX REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN29'76	CONV	24,229.28			
JAN29'76	S'TAX		B*	62.92	
JAN29'76	PR'FEE		B*	.50	
JAN29'76	W'DEED		B*	4.00	* 67.42