ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal Savings and Loan	5N-113.23
(STREET ADDRESS OR ROUTE NUMBER)	(NAME) Union at Fourth	148-1
(CITY) (STATE) (ZIP CODE)	(STREET ADDRESS) Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	2.21

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which are hereby acknowledged; we

JOHN TONETTI AND WIFE, JOAN M. FORT TONETTI

have bargained and sold, and by these presents do transfer and convey unto the said JOHN T. CLOUSE AND WIFE, CORA G. CLOUSE

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 356 on the Plat of Hillbrook Subdivision, Section 6, of record in Book 4175, page 7, Register's Office for said County.

Said Lot No. 356 fronts 92.9 feet on the southeast margin of Largo Drive, and extends back 178.7 feet on the northeast line, and 165.4 feet on the southwest line, to a line on the rear on which it measures 64.3 feet.

Being the same property conveyed to John Tonetti and wife, Joan M. Fort Tonetti, by deed from Hillbrook Land Company, of record in Book 4280, page 723, said Register's Office.

This conveyance is subject to easements, restrictions, set back lines of record and taxes for 1975, applicable to said property.

The said Joan M. Forte Tonetti being one and the same person as Joan M. Fort Tonetti.

unimproved ( )
This is improved (X) property, known as 287 Largo Drive (House Number) (Street)
Nashville, Tennessee 37211
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 18 day of February, 19 76.

John Tonetti
JOHN TONETTI

Joan M. Forte Tonetti
JOAN M. FORT TONETTI

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 4997 PAGE 719

Personally appeared before me, V. L. Ballenger, a Notary Public in and for said County and State, the within named John Tonetti and wife, Joan M. Fort Tonetti

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 18th day of February, 19 76.

My commission expires 8-1-77 Notary Public V. L. Ballenger

V. L. BALLENGER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 47,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

John T Clouse

Sworn to and subscribed before me
this 18th day of February, 19 76.

My commission expires 8-1-77 Notary Public V. L. Ballenger

V. L. BALLENGER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:
This instrument prepared by

Name	STEPHENSON AND LACKEY	Address
	First Federal Building	
	Nashville, Tennessee 37219	

FEB 18 76 CONV 47,000.00
FEB 18 76 S'TAX B* 122.20
FEB 18 76 PR'FEE B* .50
FEB 18 76 W'DEED B* 4.00 * 126.70

WARRANTY DEED

FROM JOHN TONETTI AND WIFE, JOAN M. FORT TONETTI

TO JOHN T. CLOUSE AND WIFE, CORA G. CLOUSE

D 36511

IDENTIF. REFERENCE

FEB 18 1 20 PM '76

REGISTER DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219