BOOK 5003 PAGE 520

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9,500.00

S. K. Grayson
Affiant

SUBSCRIBED AND ~~SWORN~~ TO BEFORE ME, THIS THE 5th DAY OF March 1976

James A. Carney
Notary Public

MY COMMISSION EXPIRES: 1-23-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
James A. Carney, Attorney 729 Stahlman Building, Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
S. K. Grayson et ux (NAME)	Home Federal Savings & Loan Assn. (NAME)	Map 61
504 Stahlman Building (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue North (STREET ADDRESS)	Par 224
Nashville, Tenn. 37201 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 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, E. Mark Turner and wife, Nancy Ann Turner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO S. K. Grayson and wife, Frances E. Grayson

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.

Beginning in the easterly margin of Ben Allen Road 1454 feet from the corner of Lot 246 in Maplewood Heights Subdivision of record in Book 547, page 103, Register's Office for Davidson County, Tennessee, thence northerly 45 feet, thence north 29° east 353 feet to the Nickens line; thence south 63° 5' east 70 feet; thence south 33° west 361 feet to the beginning.

Being the same property conveyed to E. Mark Turner by deed from Jimmie L. Bain and wife, Elaine Bain, of record in Book 4950, page 612, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a first deed of trust executed by Walter B. Williams and wife, Margie L. Williams, to A. H. Thomas, Trustee, securing Southern Federal Savings and Loan Association of Davidson County, as of record in Book 3485, page 588, Register's Office for Davidson County, Tennessee (assigned to Home Federal Savings and Loan Association) AND subject to a second deed of trust executed by Jimmy L. Bain and wife, Janice E. Bains, to Gerald D. Williams, Trustee, securing Walter B. Williams and wife Margie L. Williams, in the original principal sum of $2,000.00.
All sums of money held in escrow by Home Federal Savings and Loan Association, or assigns, and including any prepaid hazard insurance coverage now in force, in connection with said loan and property, is herewith transferred to buyers.

unimproved ( )
This is improved (X) property, known as 511 (House Number) Ben Allen Road (Street) Nashville (P. O. Address) Tenn. (City or Town) 37216 (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 5th day of March, 19 76

x Nancy Ann Turner

E. Mark Turner

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named E. Mark Turner and wife, Nancy Ann Turner

the bargainors, 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 5th day of March 1976.

Commission expires 1-22-77

James W. Carney, Jr.
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) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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

D 39203

WARRANTY DEED

FROM E. Mark Turner et ux

TO S. K. Grayson et ux

IDENTIF. REFERENCE

MAR 8 2 11 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

MAR-8 76	CONV		$*9,500.00		
MAR-8 76	S'TAX			B*	24.70
MAR-8 76	PR'FEE			B*	.50
MAR-8 76	W'DEED			B*	4.00 ★ 29.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.