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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Ernest H. Parker and wife,

Lo Belle S. Parker

TO

Clarence E. Elrod

For draftsman's use

This instrument was prepared by
Jno. B. Cobb, Jr., Attorney at Law
Stahlman Building, Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence E. Elrod (NAME)	Mortgage Associates, Inc. (NAME)	
2537 Lebanon Road (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N. E. (STREET ADDRESS)	73-7
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	Shpl

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

MAR 24 10 50 AM '76

FEE $ REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 33,700.00 Clarence E. Elrod
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March 19 76.

J. Head
Notary Public

~~MY COMMISSION EXPIRES:~~ Dep Register
(AFFIX SEAL)

0 4 1 5 1 1

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, the receipt of which is hereby acknowledged and in further consideration the grantee has assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by the grantor herein to Richard D. Cahoy, Trustee, of record in Book 4534, page 691, Register's Office for Davidson County, Tennessee, reference to which said instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust, the obligations of which are assumed by the said grantee,

We, Ernest H. Parker and wife, Lo Belle S. Parker

have bargained and sold, and by these presents do transfer and convey unto the said

Clarence E. Elrod

his 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. 349 on the Plan of Sunset View Subdivision, Section VI, as of record in Book 2900, pages 54 and 55, Register's Office for said County.

Said Lot No. 349 fronts 110 feet on the westerly margin of Donna Hill Drive and extends back between lines 251.3 feet on the southerly line and 278.0 feet on the northerly line to a dead line, which is a broken line, measuring 183.1 feet thereon.

Being the same property conveyed to Ernest H. Parker, by deed from Marvin V. Stanley, Jr., and wife, Wanda D. Stanley, of record in Book 4534, page 689, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2492, page 307, said Register's Office, and the Plan of record in Book 2900, pages 54 and 55, said Register's Office, which shows an owner's certificate, a 40 foot minimum building setback line from Donna Hill Drive, and a 10 foot easement for public utility purposes along the rear line of said lot.

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This is { unimproved (x) / improved ( ) } property, known as 2716 Donna Hill Drive (House Number) (Street) Nashville (P. O. Address: City or Town) Tennessee 37214 (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Clarence E. Elrod his heirs and assigns, forever.

And we do covenant with the said Clarence E. Elrod 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, except as set out herein, and taxes for 1976, which have been assumed by the said grantee.

And we, Ernest H. Parker and wife, Lo Belle S. Parker do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Clarence E. Elrod his heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand S this 17th day of March, 19 76

Ernest H. Parker

Lo Belle S. Parker

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ernest H. Parker and wife, Lo Belle S. Parker

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 17 day of March, 19 76

Notary Public.

Commission expires 4-30-77

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 .

MAR 24 CONV 33,700.00
MAR 24 STAX B* 87.62
MAR 24 DEED B* 50
MAR 24 DEED B* 4.00 * 92.12

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires