This Deed Prepared By:
Leon Ruben, Attorney
325 Plus Park Blvd.
Nashville, TN 37217

Mail To →

BOOK 5010 PAGE 168

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert M. Salser, et ux	First Federal S & L Assoc.	162-2 244
(NAME)	(NAME)	
163 Brenda Lane	236 Fourth Avenue, North	SDU 52458
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013	Nashville, TN 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of -----$10----- Dollars,

-----Ten and no/100----

Cash in hand paid and other good and valuable considerations receipt of which is hereby acknowledged including the assumption of balance due on a note secured by deed of trust of record in Book 4557, page 580, Register's Office Davidson County, Tennessee, to secure Guaranty Mortgage Company of Nashville, in the original amount of $21,300.00 dated November 29, 1971, payable as therein specified, Herschel Greer, Trustee. Said note and deed of trust has been assigned to First Federal Savings & Loan of Nashville.

We, Bobby D. Batts and wife Debra T. Batts

have this day bargained and sold, and do hereby transfer and convey unto the said

Robert M. Salser and wife Ann L. Salser

their ~~successors~~, *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 286, on the plan of Colewood Acres, Section 4, as of record in Book 4175, page 144, Register's Office for said County to which plan reference is here made for a more complete and accurate description of said lot.

Being the same property conveyed to Bobby D. Batts and wife Debra T. Batts by deed from John R. Monroe, Sr., and wife Sharon Bailey Monroe of record in Book 4898, page 360, Register's Office Davidson County, Tennessee.

This conveyence is subject to restrictions of record in Book 4451, page 994, Register's Office for Davidson County, Tennessee and any existing easements.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,721.49

Subscribed and sworn to before me, this the 30 day of March 19 76

Affiant Robert M Salser

My commission expires: 2/3/79 (Affix Seal)

Notary Public

RECEIVED * NASHVILLE * DAVIDSON COUNTY, TENN. * FILED

This is unimproved ( ) improved (X) property, known as 163 Brenda Lane, Antioch, Tennessee 37013
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Robert M. Salser and wife Ann L. Salser

their ~~successors~~

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except deed of trust assumed above.

We *further covenant and bind* ourselves our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert M. Salser and wife Ann L. Salser their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 30 *day of* March, 1976, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Bobby D Batts

Debra T Batts

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bobby D. Batts and wife Debra T. Batts

the within named 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 30th day of March, 19 76

Commission expires 2/3/79

Notary Public

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.....

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

.....Notary Public

Commission expires.....

MAR 30 76	CONV	30,721.49			
MAR 30 76	S'TAX		B*	79.82	
MAR 30 76	PR'FEE		B*	.50	
MAR 30 76	W'DEED		B*	4.00	* 84.32

WARRANTY DEED

FROM
BOBBY D. BATTS, ET UX

TO
ROBERT M. SALSER, ET UX

D 42339

IDENTIF. REFERENCE

MAR 30 2 15 PM '76

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

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238