Prepared by Rick M. Johnson
95 White Bridge Rd. Suite 407
Nashville, Tennessee 37205

WARRANTY DEED

BOOK 5010 PAGE 786

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roy B. Wilson	Fidelity Federal Sav & loan	8 DA 26315
(NAME)	(NAME)	
503 Annex Ave	401 Union	Map 90-12-74
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) *Dollars,*

Cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration, Roy B. Wilson has agreed to assume the unpaid balance of a note in the principal amount of $22,500, said note is secured by a deed of trust of record in Book 4849, Page 721, Register's Office for Davidson County, Tennessee.

We, Peter Eugene Lynch and wife, Susan L. Lynch

have this day bargained and sold, and do hereby transfer and convey unto the said Roy B. Wilson and wife, Margaret H. Wilson

his/their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Charlotte Park, Section 2, as of record in Book 2663, pages 22 and 23, Register's Office for said County.

Said Lot No. 115 fronts 85.0 feet on the northwesterly side of Annex Avenue and extends back between parallel lines 149.8 feet to a line in the rear on which it measures 85.0 feet.

Being the same property conveyed to Peter Eugune Lynch, by deed from Consolidated Developments, Inc.,a Tennessee Corporation, of record in Book 4125, page 108, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is, $ 31,000.00

Subscribed and sworn to before me, this the 31st day of March 19 76

Affiant X Roy B Wilson

My commission expires: 7-30-79 (Affix Seal)

Notary Public Rick M Johnson

NOTARY PUBLIC DAVIDSON COUNTY

This is unimproved ( ) improved (X) property, known as 503 Annex Avenue, Nashville, Tennessee (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 Roy B. Wilson and wife Margaret H. Wilson

his/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.*

We *further covenant and bind* ourselves; our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Roy B. Wilson and wife, Margaret H. Wilson

his/their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness Our hand this 31st day of March, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Peter Eugene Lynch

Susan L. Lynch

NOTARY PUBLIC DAVIDSON COUNTY

BOOK 5010 PAGE 787

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, Peter Eugene Lynch and wife, Susan L. Lynch

the within named 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, Davidson County, Tennessee this 31st day of March, 1976.

Rick M. Johnson
Notary Public

Commission expires 7-30-79

RICK M. JOHNSON NOTARY PUBLIC DAVIDSON COUNTY TENN.

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 31 76 CONV 31,144.29
MAR 31 76 S'TAX B* 80.86
MAR 31 76 PR'FEE B* .50
MAR 31 76 W'DEED B* 4.00 * 85.36

D 42616

T
IDENTIF. REFERENCE

MAR 31 3 34 PH '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

Compliments of

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