THIS INSTRUMENT WAS PREPARED BY M. NORRIS JENKINS, ATTORNEY
4015 TRAVIS DRIVE, NASHVILLE, TN 37211

mail

WARRANTY DEED

BOOK 5011 PAGE 820

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James H. Mayberry, Jr., et ux	Home Federal S & L	
(NAME)	(NAME)	
633 Vivian Drive	Main Floor L & C Tower	161-6
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN	Nashville, TN 37219	167 pt
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) *Dollars,*
cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable considerations, including the assumption by the Grantees of the balance of an indebtedness to Home Federal Savings and Loan Association secured by a Deed of Trust of record in Book 4540, page 900, Register's Office for Davidson County, Tennessee,

We, Ian E. McElwain and wife, Clotilda M. McElwain

have this day bargained and sold, and do hereby transfer and convey unto the said James H. Mayberry, Jr. and wife, Phyllis A. Mayberry

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 234 on the Plan of Huntington Park, Section 2, as of record in Book 4175, page 108, Register's Office for said County.

Said Lot No. 234 fronts 97.0 feet on the southerly side of Vivian Drive and runs back between lines 158.03 feet on its westerly line and 174.65 feet on its easterly line to a line in the rear on which it measures 56.18 feet.

Being the same property conveyed to Ian E. McElwain and wife, Clotilda M. McElwain by deed from Smithson Construction Company, Inc. of record in Book 4540, page 898, 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 $41,778.64

Subscribed and sworn to before me, this the 1ST day of

19 76

My commission expires: 5/18/78 (Affix Seal)

Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 633 Vivian Drive Nashville, TN
(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
James H. Mayberry, Jr. and wife, Phyllis A. Mayberry
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* James H. Mayberry, Jr. & wife, Phyllis A. Mayberry, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 1ST *day of* , 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.*

Ian E. McElwain
IAN E. McELWAIN

Clotilda M. McElwain
CLOTILDA M. McELWAIN

BOOK 5011 PAGE 821

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Betty Faye Hunt, *a Notary Public in and for said County and State,* Ian E. McElwain and Clotilda M. McElwain

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* 1st *day of* April, *19*76

Commission expires 5/8/78 — 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.....

APR-2 76	CONV	41,778.64			
APR-2 76 S'TAX			B*	108.68	
APR-2 76 PR'FEE			B*	.50	
APR-2 76	W'DEED		B*	4.00	* 113.18

WARRANTY DEED

FROM

Ian E. McElwain, et ux

TO

James H. Mayberry, Jr. et ux

D 43009

IDENTIF. REFERENCE

APR 2 1 52 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631

NASHVILLE, TENNESSEE 37238