BOOK 5013 PAGE 650 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,000.00

William Fitzgerald Shear
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 1976.

Notary Public

MY COMMISSION EXPIRES: 2/8/1979

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY L & C Tower
Gullett, Steele, Sanford, Robinson & Merritt Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Fitzgerald Shear et ux, (NAME) Lanna J.	Home Federal Savings & Loan Association (NAME)	MAP 12-3
2012 Sunnyslope Lane (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue, North (STREET ADDRESS)	PAR. 11
Goodlettsville, TN 37072 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	M P

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, Charles H. Cook and wife, Wanda L. Cook

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Fitzgerald Shear and wife, Lanna J. Shear

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:

TRACT I: Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Grizzard Manor, Section II, of record in Book 4660, page 17, Register's Office for said County, to which plan reference is made for a more complete description.

TRACT II: Being a tract of land in the 10th Civil Dist., Davidson County, Tennessee, and being a part of Goodlettsville Development Co. property as of record in Deed Book 4579, page 65, said Register's Office for Davidson County, Tennessee, and described as follows: Beginning at a point on the northeasterly margin of Sunnyslope Lane at the southeasterly corner of Lot No. 16, Grizzard Manor, Section 2, as of record in Book 4660, page 17, Register's Office for Davidson County, Tennessee; thence with the southeasterly line of Lot 16 N. 31 deg. 47' E. 315.6 feet; thence S. 23 deg. 22' E. 227.8 feet to original line between Goodlettsville Development Co. and Gentry property; thence with Gentry's line S. 77 deg. 01' W. 263.3 feet to the point of beginning, and containing 0.68 acres.

Being the same property conveyed to Charles H. Cook and wife, Wanda L. Cook by deed from Goodlettsville Development Company, Incorporated, of record in Book 4725, page 568, said Register's Office.

This is (X) unimproved ( ) improved property, known as 2012 Sunnyslope Lane Goodlettsville, TN 37072
(House Number) (Street) (P. O. Address) (City or Town) (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 hand s this 6th day of April, 19 76

Charles H. Cook

Wanda L. Cook

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STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles H. Cook and wife, Wanda L. Cook

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 6th day of April 19 76

Commission expires 2/8/78

Leo Hall
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) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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

L# 07-80,249-0 (File Room)
Return to Home Federal

WARRANTY DEED

FROM
Charles H. Cook and wife,

Wanda L. Cook

TO
William Fitzgerald Shear and wife, Lanna J. Shear

D 43841

IDENTIF. REFERENCE

APR 8 2 53 PM '76

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

APR-8-76	CONV	54,000.00			
APR-8-76	S'TAX		B*	140.40	
APR-8-76	PR'FEE		B*	.50	
APR-8-76	W'DEED		B*	4.00	* 144.90

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.