ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Helen J. Fann (NAME)	Lomas & Nettleton Company (NAME)	11D-60811
261 Becklea Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box No. 11016 (STREET ADDRESS)	43-10
Madison, Tennessee, 37115 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee, 37211 (CITY) (STATE) (ZIP CODE)	23

WARRANTY DEED

For and in consideration of the sum of $10.00- -
Ten and No/100- DOLLARS,

Cash in hand paid by Helen J. Fann, and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption of the unpaid balance of a certain indebtedness evidenced by a note dated February 10, 1975, in the original principal sum of $21,250.00, payable as provided therein to The Lomas & Nettleton Company, and secured by Deed of Trust executed by Robert E. Hempker and wife Nadine Hempker, to Ernest W. Turnbull, Trustee, of record in Book 4888, Page 756, Register's Office for Davidson County, Tennessee, which said unpaid balance of said indebtedness the said Helen J. Fann, do hereby assume and agree to pay, we

ROBERT E. HEMPKER AND WIFE, NADINE HEMPKER,

have bargained and sold, and by these presents do transfer and convey unto the said HELEN J. FANN,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 235 of Section 6, in Madison Park, as of record in Book 4300, Page 58, Register's Office for Davidson County, Tennessee.

Said Lot No. 235 fronts 57.50 feet on the southerly side of Becklea Drive, and runs back 134.8 feet on the easterly line and 142.2 feet on the westerly line to a dead line in the rear on which it measures 82.08 feet.

Being property conveyed to Robert E. Hempker and wife, Nadine Hempker, by deed from Joe L. Wall and wife, Deborah L. Wall, dated February 10, 1975, and of record in Book 4888, Page 754, Register's Office for said County.

unimproved ( )
This is improved (x) property, known as 261 (House Number) Becklea Drive (Street)
(P. O. Address) Madison, Tennessee, (City or Town) 37115 (Zip Code)

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.

Whenever 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 hands this 27th day of April, 1976.

Robert E Hempker

Nadine Hempker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5019 PAGE 19

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert E. Hempker and wife, Nadine Hempker,

the bargainor, 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 Madison, Tennessee, this 27th day of April, 27, 19 76.

My commission expires August 20, 1979 Notary Public Floyd V. Pate

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 25,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Helen J Fann

Sworn to and subscribed before me this 27th day of April, 19 76.

My commission expires August 20, 1979 Notary Public Floyd V. Pate

This instrument was prepared by:
Frank P. Reynolds, Attorney, American Trust Building, Nashville, Tennessee.

Name			Address
APR27'76 STATE TAX		B* 65.00	
APR27'76 REG FEE		B* .50	
APR27'76	W'DEED	B* 4.00	* 69.50

WARRANTY DEED

FROM ROBERT E. HEMPKER AND WIFE, NADINE HEMPKER

TO HELEN J. FANN

D 46407

IDENTIF. REFERENCE

APR 27 9 48 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219