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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 29,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 19 76

Notary Public

MY COMMISSION EXPIRES: 12/15/78

(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 26th Floor, First American Center, Nashville, Tennessee 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICKEY J. McDANIEL (NAME)	MORTGAGE ASSOCIATES, INC. (NAME)	74-8
7026 Bonnamere Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E. #300 (STREET ADDRESS)	30
Hermitage, Tenn. 37076 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	

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, THOMAS W. DIXON and wife, NANCY L. DIXON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICKEY J. McDANIEL and wife, KAREN E. McDANIEL

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:

LAND in Davidson County, Tennessee, being Lot No. 819 on the Plan of Hermitage Hills, Section 7, of record in Book 3300, pages 62 and 63, Register's Office for said County.

SAID Lot No. 819 fronts 79.97 feet on the easterly side of Bonnamere Drive and extends back between lines 151.8 feet on the northerly line and 153.8 feet on the southerly line to a dead line in the rear, measuring 89.55 feet thereon.

BEING the same property conveyed to Thomas W. Dixon and wife, Nancy L. Dixon by deed from Ronald Cantrell and wife, Barbara Ann Cantrell of record in Book 4186, page 161, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 7026 Bonnamere Drive, Hermitage, Tennessee 37076
(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 hands this 15th day of April, 19 76

Thomas W. Dixon
THOMAS W. DIXON

Nancy L. Dixon
NANCY L. DIXON

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 THOMAS W. DIXON and wife, NANCY L. DIXON

the 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, Tennessee, this 15th day of April 19 76.

Commission expires 10/25/78

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

WARRANTY DEED

FROM
THOMAS W. DIXON, et ux

NANCY L. DIXON

TO
MICKEY J. McDANIEL, et ux

KAREN E. McDANIEL

PLEASE MAIL RECORDED DEED TO:

Alan L. Saturn, Esquire
26th Floor
First American Center
Nashville, Tennessee 37238

D 46909

IDENTIF. REFERENCE

APR 29 1 49 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR 29 75 CONV 29,500.00
APR 29 75 S'TAX B* 76.70
APR 29 75 R'FEE B* .50
APR 29 75 W'DEED B* 4.00 * 81.20