BOOK 5022 PAGE 582

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
J. Ronald Layton, et ux	Fidelity Federal Savings & Loan Assn.	
(NAME) 204 Northwind Drive	(NAME) 401 Union	33-14
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tn. 37072	(STREET ADDRESS) Nashville, Tn. 37219	30
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00----------
----------TENAND NO/100---------- DOLLARS
Cash paid by J. Ronald Layton and wife, Shirley F. Layton, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said grantees of the unpaid balance of a note in the original amount of $42,000.00, secured by a deed of trust to Vaden M. Lackey, Jr., Trustee, dated September 30, 1971, of record in Book 4541, page 393, Register's Office for Davidson County, Tennessee.

We, Frank J. Costanza and wife, Rosemarie C. Costanza,

have bargained and sold, and by these presents do transfer and convey unto the said J. Ronald Layton and wife, Shirley F. Layton,

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. 76 on the Plan of Pleasant Hills Addition, as of record in Book 3300, page 7, Register's Office for said County.

Said Lot No. 76 fronts 117 feet on the west side of Northwind Drive, and extends back 297.7 feet on the north line and 294.2 feet on the south line, to a dead line in the rear on which it measures 158 feet.

Being the same property conveyed to Frank J. Costanza and wife, Rosemarie C. Costanza, by deed from Buddy Knox, of record in Book 4541, page 391, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 204 Northwind Drive (House Number) (Street)
Goodlettsville, Tn. 37072
(P. O. Address) (City or Town) (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 30th day of April, 1976.

X Frank J. Costanza
Frank J. Costanza

X Rosemarie C. Costanza
Rosemarie C. Costanza

BOOK 5022 PAGE 583

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank J. Costanza and wife, Rosemarie C. Costanza,

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, this 30th day of April, 1976.

My commission expires May 1, 1976 Notary Public

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 $ 56,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

J. Ronald Layton

Sworn to and subscribed before me this 3RD. day of MAY, 1976.

My commission expires 8-14-76 Notary Public

This instrument was prepared by:

Name	Address
DOBSON & JOHNSON, INC.	P. O. BOX 17427 311 PLUS PARK BOULEVARD NASHVILLE, TENNESSEE 37217

MAY-6 CONV 56,000.00
MAY-6 STAX D* 145.60
MAY-6 PRFEE D* .50
MAY-6 MDEED D* 4.00 * 150.10

WARRANTY DEED

FROM Frank J. Costanza, et ux

TO J. Ronald Layton, et ux

D 47973

IDENTIF. REFERENCE

MAY 6 2 17 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

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

RETURN TO:
DOBSON & JOHNSON, INC.