THIS INSTRUMENT PREPARED BY
Thompson, Liebengood, and Crawford
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

BOOK 5025 PAGE 358

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roy Michael Cain and wife, Jane Ann H. Cain (NAME) 422 Clearwater Drive (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37217 (CITY) (P. O. ZONE) (STATE)	Home Federal Savings & Loan Association (NAME) 230 Fourth Avenue North (STREET ADDRESS) Nashville, Tennessee (CITY) (ZONE) (STATE)	Map 150-1 Parcel 233

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------($10.00)---------- Dollars,
cash in hand paid, and other good and valuable considerarion, the receipt of which is hereby acknowledged and the agreement by Grantees to assume the present indebtedness evidenced by a Deed of Trust of record in Book 4585, page 387, Register's Office for Davidson County.

We, George E. Page, Jr., and wife, Annette P. Page

have this day bargained and sold, and do hereby transfer and convey unto the said Roy Michael Cain and wife, Jane Ann H. Cain, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 780 on the Plan of Section 16, Edge-O-Lake Estates of record in Book 4175, page 157, Register's Office for said County.

Said Lot No. 780 fronts 85.0 feet on the southeasterly margin of Clearwater Drive and extends back 148.45 feet on the northeasterly line and 155.0 feet on the southwesterly line to a dead line in the rear measuring 67.04 feet thereon.

Being the same property conveyed to George E. Page, Jr., and wife, Annette P. Page by deed from Jack Williams and wife, Frances E. Williams of record in Book 4585, page 385, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the following encumbrances:
(1) 1976 Taxes to be prorated and assumed by the Grantees.
(2) Restrictive covenants of record in Book 4468, page 565, Register's Office for said County.
(3) Easements and setback lines as set forth on the above plan of record.
(4) Deed of Trust of record in Book 4585, page 387, Register's Office of Davidson County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 34,900

Subscribed and sworn to before me, this the 14th day of May 19 76

Affiant

My commission expires: My Commission Expires April 28, 1980 Notary Public

NANCY SHEPPARD NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (xx) property, known as 422 Clearwater Drive, Nashville, Tennessee 37217
(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 Roy Michael Cain and wife, Jane Ann H. Cain, 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, except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Roy Michael Cain and wife, Jane Ann H. Cain, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 14th day of May, IN 76 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

George E. Page, Jr.

Annette P. Page

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nancy Sheppard, a Notary Public in and for said County and State, George E. Page, Jr. and wife, Annette P. Page

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 14th day of May, 19 76

Nancy Sheppard
Notary Public

Commission expires My Commission Expires April 28, 1980

NANCY SHEPPARD NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

MAY 14 76	CONV	34,900.00			
MAY 14 76	S'TAX		B*	90.74	
MAY 14 76	PR'FEE		B*	.50	
MAY 14 76	W'DEED		B*	4.00	* 95.24

D 49232

WARRANTY DEED

FROM
George E. Page, Jr., and wife, Annette P. Page

TO
Roy Michael Cain and wife, Jane Ann H. Cain

IDENTIFICATION REFERENCE

MAY 14 10 51 AM '76

FEE & REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238