BOOK 5025 PAGE 970

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,150.00

Donna S. Strane
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF May, 1976

Notary Public

MY COMMISSION EXPIRES: August 14, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stephen L. Edwards, Atty., 806 Nashville Bank & Trust Bldg., Nashville, TN.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS G. FANCHER ET UX (NAME)	no change from present (NAME)	50-15
5555 Edmondson Pike (STREET ADDRESS OR ROUTE NUMBER)	records (STREET ADDRESS)	~~164~~ 163
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12D-30115

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, ROBERT O. STRANE and wife, DONNA RUTH STRANE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS G. FANCHER and wife, CAROLYN B. FANCHER

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:

Being Lot No. 459 on the Plan of Parkwood Estates, Section 3, as of record in Book 3300, page 31, Register's Office for said County.

Lot No. 459 fronts 80 feet on the westerly margin of Robwood Drive and runs back between lines, 160 feet on the northerly line and 140 feet on the southerly line to a dead line in the rear on which it measures 82.5 feet.

Being the same property conveyed to Robert O. Strane and wife, Donna Ruth Strane, by deed from Robert C. Weaver, Secretary of Housing and Urban Development, of record in Book 4025, page 862, Register's Office for said County.

The grantees assume and agree to pay a certain indebtedness owing by the grantors, which is secured by a Deed of Trust of Record in Book 4025, page 865, Register's Office for said County. The grantors' escrow account relative to above loan at First Federal Savings & Loan Association is hereby transferred to the grantees.

This conveyance is made subject to restrictions of record in Book 3313, page 402, as amended in Book 3616, page 269; plan of record in Book 3300, page 31; all in said Register's Office; and the aforementioned Deed of Trust.

This is unimproved ( ) improved (X) property, known as 3189 Robwood Drive, Nashville, Tenn. 37207
(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 13th day of May, 1976

Robert O. Strane

Donna S. Strane

STATE OF TENNESSEE
Davidson County

Personally appeared before me, JAMES O. WILLIAMS, a Notary Public in and for said County and State, the within named Robert O. Strane and wife, Donna Ruth Strane

the bargainor S, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 13th day of May 19 76

Commission expires August 14, 1976

James O Williams
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) (themselves) (himself) acknowledged 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

D 49536

IDENTIF. REFERENCE

MAY 17 2 02 PM '76

FELIX J. ... REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

ROBERT O. STRANE and wife,

DONNA RUTH STRANE

TO

THOMAS G. FANCHER and wife,

CAROLYN B. FANCHER

MAY 17 76	CONV	22,160.17			
MAY 17 76	S'TAX		B*	57.72	
MAY 17 76	PR'FEE		B*	.50	
MAY 17 76	W'DEED		B*	4.00	* 62.22

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.