ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
JOHN C. BODEN, ET UX (NAME)	FIRST FEDERAL SAVINGS & LOAN (NAME)	145-10-1
5841 Beauregard Dr. (STREET ADDRESS OR ROUTE NUMBER)	UNION AT FOURTH BOOK 5027 PAGE 730 (STREET ADDRESS)	
NASHVILLE, TENN. 37215 (CITY) (STATE) (ZIP CODE)	NASHVILLE, TENNESSEE 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and no/100---------- ($10.00) ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged; I

MEREDITH PAULA YULMAN BERN

have bargained and sold, and by these presents do transfer and convey unto the said JOHN C. BODEN AND WIFE, CAROL M. BODEN

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. 42 on the Plan of Tyne Valley Estates, Section 4, as of record in Book 3600, page 10, Register's Office for said County.

Said Lot No. 42 fronts 194.1 feet on the southerly side of Beauregard Drive and extends back 261.35 feet on the easterly line and 336.13 feet on the westerly line to a dead line on the rear on which it measures 184.1 feet thereon.

Being the same property conveyed to Meredith Paula Yulman Bern by deeds of record in Book 4264, page 104, and 4913, page 184, Register's Office for said County, and Divorce Decree of record in Book 4866, page 968, Register's Office for said County.

This conveyance is made subject to restrictive covenants, easements, set back lines of record and taxes for the current year applicable to said property.

unimproved ( )
This is improved (X) property, known as 5841 Beauregard Drive (House Number) (Street)
Nashville, Tennessee 37215
(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 20th day of May, 1976.

Meredith Paula Yulman Bern
Meredith Paula Yulman Bern

1

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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 Meredith Paula Yulman Bern, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of May, 1976.

My commission expires 11-12-1979 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 $85,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

John C. Boden

Sworn to and subscribed before me this 20 day of May, 1976.

My commission expires 11-13-79 Notary Public

This instrument was prepared by:
This instrument prepared by
STEPHENSON AND LACKEY
Name First Federal Building Address
Nashville, Tennessee 37219

MAY21'76	CONV	85,000.00		
MAY21'76	S'TAX		B* 221.00	
MAY21'76	R.F.FEE		B* .50	
MAY21'76	W'DEED		B* 4.00	* 225.50

WARRANTY DEED

FROM
MEREDITH PAULA YULMAN BERN
UNMARRIED

TO
JOHN C. BODEN AND WIFE,
CAROL M. BODEN

D 50348

IDENTIF. REFERENCE

MAY 21 1 58 PM '76

FEE PAID
DAVIDSON COUNTY, TENN.

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