ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
	FIRST FEDERAL SAVINGS & LOAN	G0-12057
(NAME)	(NAME) UNION AT FOURTH	18-3
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) NASHVILLE, TENNESSEE 37219	30
(CITY) (STATE) (ZIP CODE)	(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 are hereby acknowledged; we

Jones Homes, Inc.

have bargained and sold, and by these presents do transfer and convey unto the said Steven A. Eiler and wife, Linda J. Eller

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. 80 on the Plan of Connell Estates, Section III, as of record in Book 3600, page 31, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 80 fronts 115 feet on the northerly margin of Isaac Drive and runs back 349 feet on the easterly line and 343.2 feet on the westerly line to a dead line in the rear, on which it measures 115.15 feet.

Being part of the same property conveyed to Jones Homes, Inc., by deed from Aero Southern, Inc., of record in Book 5003, page 919, 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 ISAAC DRIVE (House Number) (Street)
GOODLETTSVILLE, TENNESSEE 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 25 day of May, 1976.

JONES HOMES, INC.

By: Ralph L. Jones, Jr.
Ralph L. Jones, Jr.
Vice-President

STATE OF TENNESSEE
COUNTY OF _____

BOOK 5028 PAGE 859

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, 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 _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

MAY 25 76 CONV 35,000.00
MAY 25 76 S'TAX B* 91.00
MAY 25 76 PR'FEE B* .50
MAY 25 76 W'DEED B* 4.00 * 95.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

R. B. McDowell

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared Ralph L. Jones, Jr. with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice-President of the Jones Homes, Inc. the within named bargainor, a corporation, and that he as such Vice-Pres. being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Ralph L. Jones, Jr. as such Vice-President ~~and attesting the same by the said _____ as such _____~~

Witness my hand and seal, at office in Nashville, Tennessee this 24 day of May, 19 76.

R. B. McDowell Notary Public

Commission expires August 13, 1978

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 35,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X Steven A. Eller

Sworn to and subscribed before me this 24 day of May, 19 76.

My commission expires 11-13-1979 Notary Public Teresa H. Barnett

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

Name Address

WARRANTY DEED

FROM JONES HOMES, INC.

TO STEVEN A. ELLER & WIFE, LINDA J. ELLER

D 50798

IDENTIF. REFERENCE

MAY 25 1 47 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

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

Feb. 1st