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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,256.06

James C Sutherland
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF May, 1976

Notary Public

MY COMMISSION EXPIRES: 5-29-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

MARBUT GLENN GASTON, JR., ATTORNEY 3300 Hillsboro Road, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Sutherland, Jr. (NAME)	Home Federal Savings & Loan Ass'n. (NAME)	Map 147-6
4804 Overcrest Drive (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue, North (STREET ADDRESS)	Par 88
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	6DU-20400

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, WILLIAM WESLEY COYNE and wife, SUSAN LORY COYNE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES SUTHERLAND, JR., Unmarried

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:

LAND in Davidson County, Tennessee, being Lot No. 34 on the Plan of Battery Crest Subdivision, Section I, as of record in Book 2900, page 91, Register's Office for said County.

SAID Lot No. 34 fronts 82.0 feet on the easterly side of Overcrest Drive and extends back between lines measuring 207.69 feet on the northerly line and 194.59 feet on the southerly line to a dead line on which it measures 118.22 feet.

BEING the same property conveyed to William Wesley Coyne and wife, Susan Lory Coyne, by deed from Billy R. Burchett and wife, Ann S. Burchett, of record in Book 4687, page 113, Register's Office for Davidson County, Tennessee.

SUBJECT to restrictive covenants of record in Book 3072, page 429, Book 2098, Page 290, and Book 3707, page 335, and limitations contained on the Plan of record in Book 2900, page 91, all in the Register's Office for Davidson County, Tennessee.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Home Federal Savings & Loan Association of record in Book 4687, page 115, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is unimproved ( ) improved (X) property, known as 4804 Overcrest Drive, Nashville, Tennessee - 37211
(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 hand S this 6th day of May, 19 76

William Wesley Coyne

William Wesley Coyne

Susan Lory Coyne

Susan Lory Coyne

ALABAMA

STATE OF ~~TENNESSEE~~
~~Davidson~~ County of Jefferson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Wesley Coyne and wife, Susan Lory Coyne

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 Birmingham, ~~Tennessee~~ Alabama, this 6th day of May, 19 76

Commission expires ~~Notary Public, Alabama State at Large~~ My commission expires Oct. 5, 1976 Bonded by Home Indemnity Co. of N. Y.

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) acknowledged (themselves) (himself) 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

G# 193989

WARRANTY DEED

FROM

WILLIAM WESLEY COYNE, et ux

TO

JAMES SUTHERLAND, JR., Unmarried

D 50839

IDENTIF. REFERENCE

MAY 25 3 18 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MARBUT GLENN GASTON, JR.
ATTORNEY AT LAW
3300 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

MAY25'76	CONV	35,256.06			
MAY25'76	S'TAX		B*	91.78	
MAY25'76	PR'FEE		B*	.50	
MAY25'76	W'DEED		B*	4.00	* 96.28