This instrument prepared by
BASS, BERRY & SIMS, ATTYS.,
2700 First American Center
Nashville, Tennessee 37238

BOOK 5034 PAGE 458

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John C. Jagoditsch and wife (NAME:)	Fidelity Federal Savings and Loan (NAME:)	103-10
811 Neartop Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union (STREET ADDRESS)	87
Nashville, TN 37205 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37219 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN ($10.00) ---------- *DOLLARS*

cash in hand paid and other good and valuable consideration, the receipt of which is acknowledged, Alvin Buford Reynolds and wife, Barbara M. Reynolds

have bargained and sold, and by these presents do transfer and convey unto ~~the said~~ John C. Jagoditsch, Jr. and wife, Frances C. Jagoditsch, 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. 82 on the Plan of Brookside Courts, Addition No. 4, Section 3, as of record in Book 2083, page 25, Register's Office for Davidson County, Tennessee.

Said Lot No. 82 fronts 74 feet on the westerly side of Neartop Drive, and runs back 241.9 feet on the northerly line and 287.4 feet on the southerly line to a dead line measuring 82.5 feet thereon.

Being the same property conveyed to Alvin Buford Reynolds and wife, Barbara M. Reynolds by deed from Richard W. Hooper and wife, Martha Hooper of record in Book 4830, page 923, Register's Office for said County.

unimproved ( ) This is improved (X) property, known as 811 Neartop Drive (House Number) (Street) P. O. Address: Nashville (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John C. Jagoditsch, Jr. and wife, Frances C. Jagoditsch, their *heirs and assigns, forever.*

And we *do covenant with the said* John C. Jagoditsch, Jr. and wife, Frances C. Jagoditsch *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.,* except for easements, set-back lines and other conditions shown on plan of record in Plat Book 2083, page 25, Register's Office for Davidson County, Tennessee and 1976 taxes.

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* John C. Jagoditsch, Jr. and wife, Frances C. Jagoditsch, *their heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 9th *day of* June, *19* 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 31,100.00

Affiant

Subscribed and sworn to before me, this the 9th day of June 19 76

Notary Public

My Commission Expires: (Affix Seal)

Alvin Buford Reynolds

Barbara M. Reynolds
Barbara M. Reynolds

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Amonette, a Notary Public in and for said County and State, Alvin Buford Reynolds and wife, Barbara M. Reynolds

the within named 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 Nashville, Tennessee, this 11th day of June, 19 76.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires Oct. 27, 1979 Gail Amonette Notary Public

Commission expires

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

Loan # 560198-1

WARRANTY DEED

FROM

Alvin Buford Reynolds, et ux

TO

John C. Jagoditsch, Jr., et ux

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

D 53374

RETURN TO → MENTAL REFERENCE

JUN 11 2 46 PM '76

REGISTER DAVIDSON CO. TENN.

JUN 11 76 CONV 31,100.00

JUN 11 76 S'TAX B* 80.86

JUN 11 76 PR'FEE B* .50

JUN 11 76 M'DEED B* 4.00 * 85.36

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE