BOOK 5039 PAGE 889 OK TJC

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
ELIZABETH RAY FERGUSON (NAME)	FIRST FEDERAL SAVINGS & LOAN (NAME)	MAP 104-13
2926 Westmoreland Drive (STREET ADDRESS OR ROUTE NUMBER)	236 - 4th Avenue North (STREET ADDRESS)	Parcel 203
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee, 37219 (CITY) (STATE) (ZIP CODE)	7 DA 02440

WARRANTY DEED

For and in consideration of the sum of Twenty-Eight Thousand and NO/100---------- ($28,000.00) DOLLARS

of which $14,811.35 has been paid in cash by Elizabeth Ray Ferguson, the receipt of which is hereby acknowledged, and for the remainder the said Elizabeth Ray Ferguson does hereby assume and agree to pay the unpaid principal balance of $13,188.65 on a promissory note dated January 21, 1972, made by the Grantors herein, payable to the order of First Federal Savings & Loan Association of Nashville, in the original principal sum of $14,200.00, secured by deed of trust to Louis R. Linx, Trustee, of record in Book 4571, page 578, Register's Office for Davidson County, Tennessee, with principal, interest and service fee payable as therein provided, we, David G. Lawrence and wife, Elaine F. Lawrence,

have bargained and sold, and by these presents do transfer and convey unto the said ELIZABETH RAY FERGUSON, an unmarried person,

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. 16 of Block "B" on the plan of Bellwood, as of record in Book 547, pages 149 and 150, Register's office for Davidson County, Tenn.

Said Lot No. 16 fronts 60 feet on the southerly side of Valley Vista Road and extends back 132.9 feet on the easterly side and ~~137.92~~ feet on the westerly side to a line in the rear measuring 60 feet thereon.

Being the same property conveyed to David G. Lawrence and wife, Elaine F. Lawrence by deed of record in Book 4571, page 576, Register's Office for Davidson County, Tennessee.

Said property is subject to said deed of trust of record in Book 4571, page 578, said Register's Office; by set back line shown on said Plan of record in Book 547, pages 149 and 150, said Register's Office; and by 1976 real property taxes, which are pro-rated and assumed by Grantee.

JUN28	CONV	28,000.00			
JUN28	S'TAX		B*	72.80	
JUN28	PR'FEE		B*	.50	
JUN28	W'DEED		B*	4.00	* 77.30

unimproved ( )
This is improved (X) property, known as 3619 Valley Vista Drive (House Number) (Street)

Nashville, (P. O. Address) Tennessee (City or Town) 37205 (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 28th day of June, 19 76.

David G. Lawrence

Elaine F. Lawrence

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named DAVID G. LAWRENCE and ELAINE F. LAWRENCE

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 Nashville, this 28th day of June, 1976.

My commission expires May 2, 1977 Notary Public Leroy J. Ellis III

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 $ 28,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Elizabeth Ray Ferguson

Sworn to and subscribed before me this 28th day of June, 1976.

My commission expires May 2, 1977 Notary Public Leroy J. Ellis III

This instrument was prepared by:

LEROY J. ELLIS, III, Attorney at Law, 421 Charlotte Ave., Nashville, Tn. 37219
Name Address

WARRANTY DEED

FROM David G. Lawrence and wife

TO Elizabeth Ray Ferguson

D 55811

IDENTIF. REFERENCE

JUN 28 3 42 PM '76

REGISTER DAVIDSON CO. TENN.

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