BOOK 5044 PAGE 296

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,950.00

Paul V. Long
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~30th~~ 12th DAY OF July 1976.

J. Head
Notary Public

~~MY COMMISSION EXPIRES:~~ Dep Register
(~~AFFIX SEAL~~)

THIS INSTRUMENT WAS PREPARED BY

ALAN L. SATURN, Esq. 24th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| KEITH A. BILBREY, et ux (NAME) | FIRST FEDERAL SAVINGS & LOAN (NAME) | MAP 103-4 |
| 4010 Utah Avenue (STREET ADDRESS OR ROUTE NUMBER) | 230 Fourth Avenue, North (STREET ADDRESS) | PARCEL 318 |
| Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | |

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 L. HARDISON, et ux VIVIAN M. HARDISON HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEITH ALLEN BILBREY, et ux EVE P. BILBREY 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:

BEING the East 1/2 of Lot No. 102 on the Map of West End Annex as of record in Book 332, page 61, Register's Office for said County.

SAID part of said lot fronts 50 feet on the northerly side of Utah Avenue formerly 7th Avenue, and runs back between lines, 212.5 feet more or less, on the easterly line, and 225.7 feet, more or less, on the westerly line to the south line of the right-of-way of the N. C. & St. L Railroad on which it measures 51.75 feet, more or less.

BEING the same property conveyed to William L. Hardison and wife, Vivian M. Hardison by deed from Kay Ann Eckert, unmarried, of record in Book 4946, page 521, Register's Office for Davidson County, Tennessee.

GRANTEES herein agree to assume the balance of an indebtedness secured by Deed of Trust of record in Book 4946, page 523, Register's Office for Davidson County, Tennessee. The escrow account and insurance policy connected with this loan are hereby transferred.

This is improved ( X ) unimproved ( ) property, known as 4010 Utah Avenue, Nashville, Tennessee 37209
(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 9th day of July, 1976

William L. Hardison
WILLIAM L. HARDISON

Vivian M. Hardison
VIVIAN M. HARDISON

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM L. HARDISON, et ux VIVIAN M. HARDISON

the bargainors, 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, Tennessee, this 12th day of July

Commission expires 5/19/80

Notary Public

PAUL KNOPF NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

**WARRANTY DEED**

FROM
WILLIAM L. HARDISON, et ux

VIVIAN M. HARDISON

TO
KEITH ALLEN BILBREY, et ux

EVE P. BILBREY

PLEASE MAIL RECORDED DEED TO:

Alan L. Saturn, Esquire
26th Floor
First American Center
Nashville, Tennessee 37238

D 57849

IDENTIF. REFERENCE

JUL 12 2 36 PM '76

FELIX REGISTER
DAVIDSON COUNTY, TENN.

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|---|---|---|---|---|---|
| JUL 12 76 | CONV | 25,950.00 | | | |
| JUL 12 76 S'TAX | | | B* | 67.34 | |
| JUL 12 76 PR'FEE | | | B* | .50 | |
| JUL 12 76 | W'DEED | | B* | 4.00 | * 71.84 |

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.