FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 29,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JULY, 19 76

Notary Public

MY COMMISSION EXPIRES: 9-8-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Glenn A. Sircar (NAME)	Engel Mortgage Company, Inc. (NAME)	11D 61544
339 May Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 847 (STREET ADDRESS)	43-6
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Birmingham, Al 35201 (CITY) (STATE) (ZIP)	234

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, Phillip H. McCrea et ux Maxine McCrea

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Glenn A. Sircar et ux Suchitra R. Sircar

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. 121, Madison Park, Section Five, of record in Book 3842, page 130, Register's Office for said County.

SAID Lot No. 121 fronts 72 feet on the westerly side of May Drive and runs back between lines 191.5 feet on the northerly line and 175.3 feet on the southerly line to a line at the rear, which is a broken line, measuring 78.11 feet thereon.

BEING the same property conveyed to Phillip H. McCrea and wife, Maxine McCrea by deed from Billy Don Hughey and wife, Patricia Eileen Hughey of record in Book 4842, page 670, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

unimproved ( )
This is improved (X) property, known as 339 May Drive (House Number) (Street) Madison, Tennessee 37115 (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 26TH day of JULY, 19 76

Phillip H. McCrea

Phillip H. McCrea

Maxine McCrea

Maxine McCrea

STATE OF TENNESSEE
Davidson County

BOOK 5049 PAGE 939

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Phillip H. McCrea et ux Maxine McCrea

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, Tennessee, this 26TH day of JULY 19

Commission expires 9-8-79

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) as such _____ and (they) _____, 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 Phillip H. McCrea

TO Glenn A. Sircar

D 60338

IDENTIF. REFERENCE

JUL 27 2 13 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Book 1
WILKINS, ADAMS & WEEMS ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 27 76	CONV	29,500.00		
JUL 27 76	S'TAX		B*	76.70
JUL 27 76	PR'FEE		B*	.50
JUL 27 76	W'DEED		B*	4.00
			*	81.20