FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 20,950.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF JULY 19 76

Notary Public

MY COMMISSION EXPIRES: 2-5-77

(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
ELBRIDGE H. FOX	Engel Mortgage Company, Inc.	96-10
(NAME)	(NAME)	
3013 Ironwood Drive	P.O. BOX 847	259
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37214	Birmingham, Al 35201	3D-58060
(CITY) (STATE) (P. O. ZIP)	(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, VICTOR W. FEINTHEL et ux MARTHA ANN FEINTHEL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ELBRIDGE H. FOX et ux SANDRA L. FOX

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. 135 on the Map of Cloverhill Subdivision, Section II, as of record in Book 2133, page 46, Register's Office for Davidson County, Tennessee.

SAID Lot No. 135 fronts 70 feet on the easterly margin of Ironwood Drive and runs back between lines measuring 175 feet on the northerly line and 312.4 feet on the southerly line to a dead line in the rear measuring 183.4 feet thereon.

BEING the same property conveyed to Victor W. Feinthel and wife, Martha Ann Feinthel by deed from Larry R. Jones and wife, Claudia J. Jones of record in Book 4594, page 983, Register's Office for Davidson County, Tennessee.

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

This is unimproved ( ) improved (XX) property, known as 3013 Ironwood Drive (House Number) (Street) Nashville, Tennessee 37214 (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 hands this 27TH day of JULY, 1976

Victor W. Feinthel
Victor W. Feinthel

Martha Ann Feinthel
Martha Ann Feinthel

STATE OF TENNESSEE
Davidson County

BOOK 5049 PAGE 944

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named VICTOR W. FEINTHEL et ux MARTHA ANN FEINTHEL

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 27TH day of JULY 1976

Commission expires 2-5-77

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 (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 VICTOR W. FEINTHEL

TO ELBRIDGE H. FOX

D 60340

IDENTIF. REFERENCE

JUL 27 2 15 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
Box 8 NASHVILLE, TENN.

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

JUL 27 76	CONV	20,950.00		
JUL 27 76	S'TAX		B* 54.34	
JUL 27 76	PR'FEE		B* .50	
JUL 27 76	W'DEED		B* 4.00	* 58.84