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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$26,689.70 Hallie H Coffey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF July, 1976

Notary Public

MY COMMISSION EXPIRES: May 6 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hallie H. Coffey (NAME)	Home Federal Savings and Loan (NAME)	2D 23217
832 Oakwood Terrace Drive (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue North (STREET ADDRESS)	148-8
Antioch, Tn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	55

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, Janet Babb Cogburn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hallie H. Coffey

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 Lot No.45 on the Plan of Oakwood Terrace, Section One, as of record in Book 4460, pages 54 and 55, Register's Office, Davidson County, Tennessee.

SAID Lot No. 45 fronts 60 feet on the southerly side of Oakwood Terrace Drive and runs back between lines 146.88 feet on the westerly line and 147.9 feet on the easterly line, to a line at the rear measuring 60.02 feet thereon.

BEING the same property conveyed to Janet Babb Cogburn of Order of the Fourth Circuit Court of Davidson County, Tennessee, of record in Minute Book 100A, page 814.

THIS conveyance is made subject to all easements and restrictions of record in the Register's Office, Davidson County, Tennessee.

GRANTEES herein agree to assume and pay a first mortgage payable to Home Federal Savings and Loan, Nashville, Tennessee, of record in Book 4664, page 556, said Register's Office.

This is (unimproved / improved (X)) property, known as 832 Oakwood Terrace, Antioch, Tn. 37013
(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 my hand this 28 day of July, 19 76

Janet Babb Cogburn (Janet Babb Cogburn)

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janet Babb Cogburn

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28 day of July 19 76

Commission expires May 6, 1980.

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) (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

D 60815

WARRANTY DEED

FROM JANET BABB COGBURN

TO HALLIE H. COFFEY

IDENTIF. REFERENCE

JUL 29 2 53 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

JUL 29 76	CONV	26,689.70			
JUL 29 76	S'TAX		B*	69.42	
JUL 29 76	PR'FEE		B*	.50	
JUL 29 76	W'DEED		B*	4.00	* 73.92