This instrument prepared by: Thomas W. Schlater, Attorney
24th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

THIRD NATIONAL BANK
Mortgage Loan Department

WARRANTY DEED

BOOK 5056 PAGE 344

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Samuel M. Hessa	THIRD NATIONAL BANK	
(NAME) 3813 Hilltop	(NAME) MORTGAGE LOAN DEPARTMENT	61-14
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) NASHVILLE, TN 37244	89
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) *Dollars,*

cash in hand paid, and other valuable considerations, the receipt of which is hereby acknowledged, we, Rye Jones Payne and wife, Doris W. Payne,

have this day bargained and sold, and do hereby transfer and convey unto the said Samuel M. Hessa and wife, Rebecca Diane Hessa, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 10, Baxter Heights, Subdivision, of record in Book 2083, page 94, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Rye Jones Payne and wife, Doris W. Payne, by deed from Charles Phillips and E. R. Phillips, of record in Book 2438, page 78, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 27,500.00

Subscribed and sworn to before me, this the 10th day of August 19 76

Affiant Samuel M. Hessa

My commission expires 11-26-79 (Affix Seal)

Notary Public Karen Ann Epps

This is (X) unimproved ( ) improved property, known as 3813 Hilltop (House Number) Nashville, (Street) Tennessee (P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Samuel M. Hessa and wife, Rebecca Diane Hessa, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except for restrictive covenants contained in Book 2282, page 441, Register's Office for Davidson County. We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Samuel M. Hessa and wife, Rebecca Diane Hessa, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 10th *day of* August, 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Rye Jones Payne
RYE JONES PAYNE

Doris W. Payne
DORIS W. PAYNE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Notary Public, a Notary Public in and for said County and State, Rye Jones Payne and wife, Doris W. Payne

the within named 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 10th day of August, 1976.

Karen Epps, Notary Public

Commission expires 11-26-79

KAREN EPPS NOTARY PUBLIC DAVIDSON COUNTY TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

WARRANTY DEED

FROM

RYE JONES PAYNE, ET UX

TO

SAMUEL M. HESSA, ET UX

Return to:
THIRD NATIONAL BANK
Mortgage Loan Department

D 6 2 7 8 8

IDENTIF. REFERENCE

AUG 11 11 00 AM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

AUG 11 76	CONV	27,500.00			
AUG 11 76	S'TAX		B*	71.50	
AUG 11 76	PR'FEE		B*	.50	
AUG 11 76	W'DEED		B*	4.00	* 76.00