BOOK 5057 PAGE 595

Thompson [illegible]
FIRST [illegible]
NASHVILLE, TENNESSEE 37203

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ralph S. Metheny, Jr. and Adrienne Metheny	Security Federal S. & L. (NAME)	Map 145-4
1026 Overton Lea Road (STREET ADDRESS OR ROUTE NUMBER)	7700 Franklin Rd. (STREET ADDRESS)	Par 28
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tn. (CITY) (ZONE) (STATE)	OH-11600

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged and the agreement by Grantees to assume the present indebtedness evidenced by a Deed of Trust of record in Book 4988, page 981, Register's Office for Davidson County.

We, Robert D. Macmillan and wife, Madeline M. Macmillan,

have this day bargained and sold, and do hereby transfer and convey unto the said Ralph S. Metheny, Jr. and Adrienne Metheny

~~(successors)~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 4 on the Map of Lealand Manor, Second Addition, not of record, described according to a survey made by William A. Pitts, Surveyor, November 13, 1947, as follows: Beginning on the northerly margin of Overton Lea Road at the corner of Lots Nos. 4 and 6, said point also being the southeast corner of the property conveyed to Rosie Lee Reynolds, by deed of record in Book 1810, page 250, Register's Office for said County; thence with the line between Lots Nos. 4 and 6 and Reynolds' east line northwardly 479.5 feet to the southerly margin of the Davis Tract; thence eastwardly 275 feet to the west line of Lot 3 and the east line of Lot 4; thence with the line between said lots southwardly 241.9 feet to the northerly margin of Overton Lea Road; thence with the northerly margin of said Road southwestwardly 339.9 feet to the point of beginning.

Being the same property conveyed to Robert D. Macmillan and wife, Madeline M. Macmillan, by deed from Clarence S. Thomas and wife, Joanna B. Thomas, of record in Book 4988, page 979, Register's Office for said County.

This conveyance is made subject to the following encumbrances: (cont.)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 105,000

Subscribed and sworn to before me, this the 12th day of August 19 76

Affiant Ralph S Metheny Jr

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Evans

This is unimproved ( ) improved ( ) property, known as 1026 Overton Lea Road, Nashville, Tennessee (House Number) (Street) 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 Ralph S. Metheny, Jr. and Adrienne Metheny, 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 as stated above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Ralph S. Metheny, Jr. and Adrienne Metheny

their

~~(successors)~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 9th day of August, 1976, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Robert D. Macmillan

Madeline M. Macmillan

[illegible]

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, JEANNE P ZERFOSS, a Notary Public in and for said County and State, Robert D. Macmillan and wife, Madeline M. Macmillan

the within named bargainor, 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 9 day of August, 1976.

Commission expires Jul 18, 1980

JEANNE P. ZERFOSS
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Jeanne P Zerfoss
Notary Public

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.....

(cont.)
(1) 1976 taxes to be prorated and assumed by Grantees.
(2) Restrictive covenants contained in an instrument of record in Book 1081, page 643, Register's Office for Davidson County, Tennessee.
(3) Deed of Trust of record in Book 4988, page 981, Register's Office for Davidson County.

AUG 16 76	CONV	90,000.00			
AUG 16 76	CONV	15000.00			
AUG 16 76	S'TAX		B*	273.00	
AUG 16 76	PR'FEE		B*	.50	
AUG 16 76	W'DEED		B*	4.00	* 277.50

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
ASHVILLE, TENN. 37201 22 9498

WARRANTY DEED

FROM
Robert D. Macmillan and wife,
Madeline M. Macmillan
TO
Ralph S. Metheny, Jr. and
Adrienne Metheny

D 63338

IDENTIF. REFERENCE

AUG 16 10 22 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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