FORM NO. WD-1

BOOK 5067 PAGE 644

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August, 1976.

Notary Public

MY COMMISSION EXPIRES: 10/24/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 24th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SAMUEL L. GIDDENS (NAME)	ALLSTATE ENTERPRISES MORTGAGE CORP. (NAME)	
119 Jacksonian Drive (STREET ADDRESS OR ROUTE NUMBER)	627 S. Manchester Avenue (STREET ADDRESS)	74-4
Hermitage, Tenn. 37076 (CITY) (STATE) (P. O. ZIP)	Anaheim, California 92803 (CITY) (STATE) (ZIP)	14

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, PETER J. HARPER, SR., and wife, GEORGIA HARPER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SAMUEL L. GIDDENS and wife, GRACE A. GIDDENS

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. 1049 on the Map of Hermitage Hills, Section 10, as of record in Book 3600, page 50, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1049 fronts 82.27 feet on the easterly margin of Jacksonian Drive and extends back between lines measuring 163.83 feet on the southerly line and 160.0 feet on the northerly line to a dead line in the rear measuring 82.5 feet thereon.

BEING the same property conveyed to Peter J. Harper, Sr., and wife, Georgia Harper by deed from Harlan A. Proctor and wife Jean E. Proctor of record in Book 3970, page 576, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 119 Jacksonian Drive, Hermitage, Tennessee 37076
(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 our hand s this 27th day of August, 19 76

X Peter J. Harper Sr. X Georgia M. Harper

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 PETER J. HARPER, SR., and wife, GEORGIA HARPER

the 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 27th day of August, 19 76

Commission expires 10/25/78

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
PETER J. HARPER, et ux

GEORGIA HARPER

TO
SAMUEL L. GIDDENS, et ux

GRANCE A. GIDDENS

PLEASE MAIL RECORDED DEED TO:
Alan L. Saturn, Esquire
24th Floor
First American Center
Nashville, Tennessee 37238

D 67516

IDENTIF. REFERENCE

SEP 13 10 43 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 13 76	CONV	38,500.00			
SEP 13 76	S'TAX		B*	100.10	
SEP 13 76	PR'FEE		B*	.50	
SEP 13 76	W'DEED		B*	4.00	* 104.60