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WARRANTY DEED

THIS INSTRUMENT PREPARED BY
WILLIAM D. CASTLEMAN, ATTY.
807 AMERICAN TRUST BLDG.
NASHVILLE, TENNESSEE 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
William A. Ellis, etux	Fidelity Federal Sav. & Loan	Map. 161-11
(NAME) 505 Tobylynn Drive	(NAME) 401 Union Street	Par. 86
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100 ($10.00)----------
Dollars,

cash in hand paid by the grantees; WILLIAM A. ELLIS and wife, SANDRA G. ELLIS, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust in favor of Fidelity Federal Savings & Loan Association, which appears of record in Book 4890, Page 260, Register's Office for Davidson County, Tennessee, to which Deed of Trust reference is here made for complete terms and conditions;

We, JACKSON W. SMITH, JR., and wife, JOANNA M. SMITH,

have this day bargained and sold, and do hereby transfer and convey unto the said
WILLIAM A. ELLIS and wife, SANDRA G. ELLIS, their

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

Land in Davidson County, Tennessee, being Lot No. 286 on the Plan of Huntington Park, Section IV, as of record in Book 4460, Page 74, Register's Office for Davidson County, Tennessee.

Said Lot No. 286 fronts 114.95 feet on the westerly side of Tobylynn Drive and extends back 140.35 feet on the northerly line and 103.9 feet on the southerly line to a dead line, measuring 72.5 feet thereon.

Being the same property conveyed to Jackson W. Smith, Jr., and wife, Joanna M. Smith, by deed from Carl W. Smithson and wife, Valeria S. Smithson, of record in Book 4890, Page 258, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,750.00

Subscribed and sworn to before me, this the 14th day of September, 19 76

Affiant William Allen Ellis

My commission expires: 1-29-77.
(Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 505 Tobylynn Drive, 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
WILLIAM A. ELLIS and wife, SANDRA G. ELLIS, 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 herein stated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* WILLIAM A. ELLIS and wife, SANDRA G. ELLIS,
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 14th *day of* September, 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.*

Joanna M. Smith
Joanna M. Smith

Jackson W. Smith Jr.
Jackson W. Smith, Jr.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jneall Watson, a Notary Public in and for said County and State, Jackson W. Smith, Jr., and wife, Joanna M. Smith,

the within named 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 14th day of September, 19 76.

Jneall Watson Notary Public

My commission expires 1-29-77.

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.....

SEP 14 76 CONV 36,750.00
SEP 14 76 S'TAX B* 95.42
SEP 14 76 PR'FEE B* .50
SEP 14 76 W'DEED B* 4.00 * 99.92

WARRANTY DEED

FROM
JACKSON W. SMITH, JR., ET UX

TO

WILLIAM A. ELLIS, ET UX,

SANDRA G. ELLIS

D 67822

IDENTIF. REFERENCE

SEP 14 3 13 PM '76

REGISTER
DAVIDSON CO. TENN.

Compliments of

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