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IDENTIF. REFERENCE

OCT 18 2 44 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32203

Joseph L. Thain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF October 76

Notary Public

MY COMMISSION EXPIRES: 11.20.76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd., Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph L. Thain (NAME)	Fidelity Federal S & L Assoc. (NAME)	
Rt. 1 (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	86-2
Nashville, TN. 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37219 (CITY) (STATE) (ZIP)	101 PW

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, John Blair & Associates, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph L. Thain and wife, Martha M. Thain

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. 49 on the Plan of Dodson Heights, of record in Book 2900, page 113, Register's Office for Davidson County, Tennessee.

Said Lot No. 49 fronts 60 feet in the southeasterly side of Panama Drive and extends back between parallel lines 150 feet to a dead line at the rear, measuring 60 feet thereon.

Being the same property conveyed to John Blair and Associates, Inc. by deed from Barry A. Barton and wife, Janet U. Barton, as of record in Book 5074, page 763, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4847, page 316, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is unimproved ( ) improved (X) property, known as 7012 Panama Drive, Hermitage, TN. 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 my hand this 14th day of October, 19 76

John Blair & Associates, Inc.

By: John B. Blair, Pres.

STATE OF _____
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19___

_____, Notary Public.

Commission Expires _____

STATE OF Tennessee
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John Blair and _____, with whom I am personally acquainted and who upon {his oath / their several oaths} acknowledged {himself / themselves} to be the President and _____ respectively of the John Blair & Assoc., Inc. the within named bargainor, a corporation, and that {he / they} as such President and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said John Blair as such President and attesting the same by the said _____ as such _____

WITNESS my hand and official seal at office at Nashville, TN. on this the 14th day of Oct., 1976

My commission expires 11-20-76

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

OCT 18 76 CONV 22,203.00
OCT 18 76 S'TAX B* 57.72
OCT 18 76 PR'FEE B* .50
OCT 18 76 W'DEED B* 4.00 * 62.22

WARRANTY DEED

FROM

John Blair & Associates, Inc.

TO

Joseph L. Thain et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York

Mail to:
William C. Traber
P. O. Box 2255