BOOK 5081 PAGE 420

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Richard Abbey Force and Jane Leigh Force	Fidelity Federal Savings & Loan Association	104-15
(NAME) 2712 Sunset	(NAME) 230 Fourth Avenue, North	#95
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN	(STREET ADDRESS) Nashville, TN 37219	24W-9630
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

WILLIAM U. SMITH and wife, MARGARET L. SMITH

have this day bargained and sold, and do hereby transfer and convey unto the said

RICHARD ABBEY FORCE and JANE LEIGH RICHARDSON, joint tenants with the right of survivorship, their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of the Resubdivision of Lots 41 and 42 of Sunset Park, of record in Book 3842, page 228, Register's Office for said County.

Beginning at a point on the northerly margin of Sunset Place being the common front corner of Lots 2 and 3; thence running with the line between said lots northwardly 111.36 feet to a point; thence westwardly 83.83 feet to a point in the easterly margin of Natchez Trace; thence with the margin of Natchez Trace southwardly 84.36 feet to the beginning of a curve; thence around said curve in a southeasterly direction 38.40 feet to a point in the northerly margin of Sunset Place; thence continuing with said margin eastwardly 55.86 feet to the point of beginning.

Being part of the same property conveyed to William U. Smith and wife, Margaret L. Smith, by deed from Jack D. Anderson and wife, Nancy Louise Anderson, of record in Book 4252, page 203, 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 $ 25,900.00

Subscribed and sworn to before me, this the 22nd day of October, 1976

Affiant Richard Abbey Force

My commission expires 4/27/77 (Affix Seal)

Notary Public Gail Pigg

This is improved (X) unimproved ( ) property, known as 2712 Sunset Place (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

RICHARD ABBEY FORCE and JANE LEIGH RICHARDSON 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 plan of record in BK.3842, p.228; and easement in BK.1638,p.291.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* RICHARD ABBEY FORCE and JANE LEIGH RICHARDSON their

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

Witness our hands this 22nd *day of* October, 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.*

William U. Smith

Margaret L. Smith

William U. Smith Margaret L. Smith

BOOK 5081 PAGE 421

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, William U. Smith and wife, Margaret L. Smith

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 22nd day of October, 19 76

Gail Pigg
Notary Public

Commission expires 4/27/77

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 .....

Loan # 111487-2

WARRANTY DEED

FROM

William U. Smith et ux

TO

Richard Abbey Force and
Jane Leigh Richardson

FIDELITY FEDERAL SAVINGS AND
LOAN ASSOCIATION OF NASHVILLE

D 74004

IDENTIFICATION REFERENCE

Oct 26 9 59 AM

Comparisons of

OCT26 7%	CONV	25,900.00			
OCT26 7% S'TAX			B*	67.34	
OCT26 7% PR'FEE			B*	.50	
OCT26 7%	W'DEED		B*	4.00	* 71.84

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631

NASHVILLE, TENNESSEE 37238