THIS INSTRUMENT PREPARED BY:

DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

BOOK 5090 PAGE 505

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
115-15-59	JOHN D. GWYNN	Fidelity Federal Savings & Loan 401 Union Street Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
8D-72195	330 Jocelyn Hollow Circle	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged; and in the further consideration of the assumption of, and agreement by the grantees herein to pay, the present balance now due, plus future interest, on a certain note October 29, 1976, in the original principal sum of $46,800.00 payable to Fidelity Federal Savings and Loan Association, under the terms and conditions as set forth therein, including interest as set forth therein, said note being secured by a deed of trust executed by George L. Russell and wife, Cynthia C. Russell, which deed is of record in Book 4966, page 974, said Register's Office, we,

GEORGE L. RUSSELL and wife, CYNTHIA C. RUSSELL,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOHN D. GWYNN and wife, JEAN B. GWYNN,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 192 on the Plan of West Meade Farms, Inc., Section "J", of record in Book 1835, page 125, Register's Office for said County, as follows:

Said Lot No. 192 fronts 118 feet on the southeasterly side of Jocelyn Hollow Circle and runs back 426.8 feet on the northeasterly line and 407.5 feet on the southwesterly line, to a dead line measuring 153.5 feet thereon.

Being the same property conveyed to George L. Russell and wife, Cynthia C. Russell, by deed from Nicholas A. Sieveking and wife, Carolyn Sue Sieveking, of record in Book 4966, page 972, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record, if any.

NOV23	CONV	56,000.00		
NOV23 S'TAX			B* 145.60	
NOV23 PR'FEE			B* .50	
NOV23	W'DEED		B* 4.00	* 150.10

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 20th day of November, 19 76

GEORGE L. RUSSELL

CYNTHIA C. RUSSELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named George L. Russell and wife, Cynthia C. Russell the 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, the 20th day of November, 19 76.

My commission expires: 4/23/78

Notary Public

DOUGLAS A. BRACE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF November, 19 76

MY COMMISSION EXPIRES 4/23/78 (AFFIX SEAL) Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

DBH:jpr

FROM

GEORGE L. RUSSELL AND WIFE,

CYNTHIA C. RUSSELL

TO

JOHN D. GWYNN AND WIFE,

JEAN B. GWYNN

D 78304

IDENTIF. REFERENCE

Nov 23 10 57 AM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____ Notary Public