BOOK 5092 PAGE 665

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Dawn E. Wells	Fidelity Federal Savings &	131-12
(NAME:) 1124 Biltmore Drive	Loan Association 401 Union Street	#43
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN	(STREET ADDRESS) Nashville, TN 37219	16D,A-38001
(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

JOHN FRANKLIN HOOD and wife, RUTH M. HOOD

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

DAWN E. WELLS
her

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

Land in Davidson County, Tennessee, being Lot No. 1 on the Map of Battery Park, as of record in Book 1130, page 103, Register's Office for said County.

Said Lot No. 1 fronts 129.2 feet on the northerly side of Biltmore Drive and runs back between lines, 202.6 feet on the westerly line and 200 feet on the easterly line to a dead line in the rear on which it measures 90 feet.

Being the same property conveyed to John Franklin Hood and wife, Ruth M. Hood, by deed from H. Paul Griffin and wife, Vivien C. Griffin, of record in Book 2487, page 543, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE } Williamson
COUNTY OF ~~DAVIDSON~~ } The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Subscribed and sworn to before me, this the 29th day of November, 19 76

Affiant

My commission expires: 12-11-78
(Affix Seal)

Notary Public

This is { unimproved (X) / improved ( ) } property, known as 1124 Biltmore Drive (House Number) (Street) Nashville, Tn. 37215 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

DAWN E. WELLS
her

(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 restrictions in BK.1380,p.225; plan of record in BK.1130,p.103; amended setback line in BK.1627,p.93. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said DAWN E. WELLS
her

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

Witness our hand S this 26th day of November, 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.

John Franklin Hood
John Franklin Hood

Ruth M. Hood
Ruth M. Hood

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Franklin Hood

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

Witness my hand and official seal at Nashville, Tennessee, this 26th day of November, 1976.

Mary Ann Justice, Notary Public

Commission expires 2-11-78

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.....

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ruth M. Hood, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tenn, this 26th day of November, 1976.

Mary Ann Justice
NOTARY

My Commission Expires: 2-11-78

DEC-1 76	CONV	35,000.00			
DEC-1 76	S'TAX		B*	91.00	
DEC-1 76	PR'FEE		B*	.50	
DEC-1 76	W'DEED		B*	4.00	* 95.50

LN# 111561-6

WARRANTY DEED

FROM John Franklin Hood et ux

TO Dawn E. Wells

D 7 9304

IDENTIF. REFERENCE

DEC 1 2 55 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Compliments of

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