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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$58,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF December 1976.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
F. Thayer Martin (NAME)	National Mortgage Company (NAME)	3D 69555
2805 Glenoaks Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Map 85-1
Nashville, Tn. 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, Tn. 38118 (CITY) (STATE) (ZIP)	Parcel 9

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, Donald G. Kraus et ux Betty R. Kraus

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO F. Thayer Martin and Patsy A. Sharp

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:

BEING Lot No. 22 on the Map of Section I, McGavock Heights, as of record in Book 2330, page 70, Register's Office, Davidson County, Tennessee.

SAID Lot No. 22 fronts 108 feet on the east side of Glenoaks Drive and runs back between lines, 338.4 feet on the north line and 371.8 feet on the south line to a dead line on which it measures 130.4 feet.

BEING the same property conveyed to Donald G. Kraus et ux Betty R. Kraus by deed from William E. Barrow et ux Linda Barrow of record in Book 4765, page 628, said Register's Office.

THIS conveyance is made subject to all easements and restrictions of record in the Register's Office, Davidson County, Tennessee.

GRANTEES herein agree to assume and pay a first mortgage payable to National Mortgage Company, Memphis, Tennessee, of record in Book 4753, page 711, said Register's Office.

Escrow Account and Insurance to be transferred to Grantees.

This is improved (X) unimproved ( ) property, known as 2805 Glenoaks Drive, Nashville, Tennessee 37214
(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 our hand s this 15th day of December, 1976

Donald G. Kraus

Betty R. Kraus

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald G. Kraus et ux Betty R. Kraus

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 15th day of December 19 76

Commission expires 1/29/79

Notary Public

STATE OF TENNESSEE
Davidson County

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

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

My commission expires _____

Notary Public

D 8 1 3 5 9

Warranty Deed

FROM
Donald G. Kraus et ux

TO
F. Thayer Martin and
Patsy A. Sharp

IDENTIF. REFERENCE

DEC 15 3 21 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

DEC15	CONV	58,500.00			
DEC15	S'TAX		B*	152.10	
DEC15	PR'FEE		B*	.50	
DEC15	W'DEED		B*	4.00	* 156.60