BOOK 5102 PAGE 855

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
THOMPSON and CRAWFORD
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37237

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Victor E. Braud III and	Victor Braud, III	
Glenn L. Lawrence	Home Federal Savings & Loan Assn.	144-9
Lot 48, Section 2	230 4th Avenue North	
Chickering Estates	Nashville, Tennessee 37219	23 PW
Nashville, Tennessee		

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

----------($10.00)---------- Dollars,

cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged.

We, Willard O. Tirrill III and wife, Mary G. Tirrill

have this day bargained and sold, and do hereby transfer and convey unto the said Victor E. Braud III and Glenn L. Lawrence, a partnership, their

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

Being Lot No. 48 on the Plan of Chickering Estates, Section II, as of record in Book 4460, page 134, Register's Office for said County, and more particularly described as follows:

Lot 48 fronts 252 feet on the southerly side of Chevy Chase Drive and extends back 468.7 feet on the westerly line and 574.1 feet on the easterly line to a dead line in the rear measuring 263.41 feet thereon.

Being the same property conveyed to Willard O. Tirrill, III, and wife, Mary G. Tirrill, by deed from Sarah Robinson Sharp, recorded in Book 4658, page 427, Register's Office for said County.

This conveyance is made subject to the following encumbrances:
(1) 1977 taxes to be prorated and assumed by Grantees.
(2) Ten-foot easement for public utilities along the backline and the east side line of premises and drainage and anchor easement located on premises, building set-back line to be established by City of Forrest Hills Planning Commission, and conditions of owner's certificate as shown on Plan of record in Book 4460, page 134, Register's Office for Davidson County, Tennessee.
(3) Restrictive covenants contained in an instrument of record in Book

(Cont.)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 33,250.00

Subscribed and sworn to before me, this the 3rd day of December 19 78

Affiant

My commission expires: My Commission Expires April 28, 1980 (Affix Seal)

Notary Public Nancy Sheppard

NOTARY PUBLIC DAVIDSON COUNTY, TN.

This is unimproved (XX) improved ( ) property, known as Lot 48, Section 2, Chickering Estates, Nashville, Tn.
(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 Victor E. Braud III and Glenn L. Lawrence, a partnership, 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 as stated above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Victor E. Braud III and Glenn L. Lawrence, a partnership, their

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

Witness our hands this 3rd day of December, 19 78, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Willard O. Tirrill III
Willard O. Tirrill, III

Mary G. Tirrill
Mary G. Tirrill

RECEIVED FOR RECORD
DEC 4 1978
AT 2:45 P.M.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, George V. Cliff, a Notary Public in and for said County and State, Willard O. Tirrill III and wife, Mary G. Tirrill

the within named bargainor, 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 31st day of December, 1976.

My Commission Expires August 15, 1979

Commission expires

George V. Cliff
Notary Public

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.....

(cont.)
2810, page 5, as amended in Book 3096, page 210, Register's Office for Davidson County, Tennessee.

JAN-5 77 CONV 33,250.00
JAN-5 77 S'TAX B* 86.32
JAN-5 77 PR'FEE B* .50
JAN-5 77 W'DEED B* 4.00 * 90.82

WARRANTY DEED

FROM
Willard O. Tirrill III and wife, Mary G. Tirrill

TO
Victor E. Braud III and Glenn L. Lawrence

D 83785

IDENTIFICATION REFERENCE

JAN 5 9 55 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238