BOOK 5108 PAGE 1

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$29,068.69

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF January 19 77

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
John Jared Koonse (NAME)	Noel-Palmer Mortgage Company, Inc. (NAME)	5D 52759
201 Sterry Court (STREET ADDRESS OR ROUTE NUMBER)	21st Floor-Parkway Towers (STREET ADDRESS)	Map 162-6
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	Parcel 86

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, Ed Hodge and John R. Creager

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Jared Koonse et ux Marie Evon Koonse

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. 196 on the Plan of Fair Oaks, Section I, as of record in Book 4175, pages 42 and 43, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Ed Hodge and John R. Creager by deed from Eugene L. Payne et ux Anne P. Payne of record in Book 5081, page 520, 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 the first mortgage payable to Noel-Palmer Mortgage Company of record in Book 4507, page 914, said Register's Office.

Escrow account and insurance to be transferred to grantees.

Said Lot fronts 50 feet on the easterly of Sterry Court and extends back 149.60 feet on the northerly line, which is a broken line and 146.28 feet on the southerly line to a dead line, which is a broken line and measures 166.42 feet.

This is unimproved ( ) improved (XX) property, known as 201 Sterry Court, Nashville, Tennessee
(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 15 day of January, 19 77

Ed Hodge

John R. Creager

STATE OF TENNESSEE
Davidson County

BOOK 5108 PAGE 12

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ed Hodge and John R. Creager

the bargainer 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 15 day of January, 19 77

Commission expires 4-24-80

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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 6 2 3 3

WARRANTY DEED

FROM ED HODGE AND JOHN R. CREAGER

TO JOHN JARED KOONSE ET UX

IDENTIF. REFERENCE

JAN 21 11 46 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

JAN21 77	CONV	29,068.69				
JAN21 77	S'TAX		B*	75.66		
JAN21 77	PR'FEE		B*	.50		
JAN21 77	W'DEED		B*	4.00	*	80.16