FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 32,000.00 James V. Steele
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF FEBRUARY 19 77

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 3-8-80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTYS.
WILKINS, ADAMS & WEEMS, ATTORNEYS, 401 Union Street, Nashville, Tennessee 37219.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James V. Steele (NAME)	First and Mid-South Mortgage Company (NAME)	61-25-36 A
807 Joyce Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2568 (STREET ADDRESS)	12D14630x
Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	

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, James A. Farrell, a widower

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James V. Steele et ux Ludie M. Steele

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:

LAND in Davidson County, Tennessee, being Lot No. 39 on the plan of Gra-Mar Acres, Section Three, of record in Plan Book 2133, page 108, Register's Office for said County.

SAID Lot No. 39 fronts 80 feet on the northwesterly margin of Joyce Lane and extends back 283.5 feet on the northeasterly line and 315.7 feet on the southwesterly line to a dead line in the rear, measuring 114.4 feet thereon.

BEING the same property conveyed to James A. Farrell and wife, Jeanette Farrell by deed from Marshall Bailey and wife, Kayrene D. Bailey of record in Book 2452, page 32, said Register's Office, and re-recorded in Book 2491, page 243, said Register's Office, the said Jeanette Farrell having since died.

THIS conveyance is subject to any and all existing easements of record.

This is improved ( ) unimproved (XX) property, known as 807 Joyce Lane (House Number) (Street) Nashville, Tennessee 37216 (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 my hand this 21ST day of FEBRUARY, 19 77

James A. Farrell
James A. Farrell,

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James A. Farrell

the 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 21ST day of FEBRUARY 19 77

Commission expires 3-8-80

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

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WARRANTY DEED

FROM
James A. Farrell

TO
James V. Steele

IDENTIF. REFERENCE

FEB 28 9 59 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

row 1 box 8 pn

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

FEB28	CONV	32,000.00			
FEB28	S'TAX		B*	33.20	
FEB28	PR'FEE		B*	.50	
FEB28	W'DEED		B*	4.00	* 87.70