BOOK 5120 PAGE 959

This Instrument Prepared By: H. Philip Sadler, Atty., Donelson, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy R. Ferrell, Jr. (NAME:)	Fidelity Federal Savings & Loan (NAME:)	75-9
3937 Plantation Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	63
Hermitage, TN 37076 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37219 (CITY) (ZONE) (STATE)	

Mail

MAR-4F MISC B* 4.00 * 4.00

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create a separate estate

We, Roy R. Ferrell, Jr. and Barbara M. Ferrell

have bargained and sold, and by these presents do hereby transfer and convey unto H. Philip Sadler, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 110 on the Plan of Hermitage Hills Section One as of record in Book 2900, page 48, of said Register's Office.

Said Lot No. 110 fronts 80 feet on the southwesterly side of Plantation Drive and runs back between lines 185 feet on the northwesterly side line and 200.2 feet on the southeasterly side line to a line at the rear measuring 81 feet thereon.

Being the same property conveyed to Roy R. Ferrell, Jr. and wife Barbara M. Ferrell by deed from F.A. Parvell of record in Book 5039 Page 114 and re-recorded in Book 5085 Page 553, said Register's Office.

These parties were subsequently divorced in the Circuit Court of Davidson County, Tennessee and now own this property as tenants in common and this conveyance is made because of a Property Settlement Agreement made when they were married.

This is unimproved ( ) improved ( ) property, known as 3937 Plantation Drive, Hermitage, Tennessee 37076 (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said H. Philip Sadler, Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, Roy R. Ferrell, Jr. and Barbara M. Ferrell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said H. Philip Sadler, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said H. Philip Sadler, Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto Roy R. Ferrell, Jr.

his heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said Roy R. Ferrell, Jr., his heirs and assigns, forever.

And I do covenant with the said Roy R. Ferrell, Jr., that I H. Philip Sadler am lawfully seized and possessed of said land and have a good right to convey it.

BOOK 5120 PAGE 960

And I, H. Philip Sadler, Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said Roy P. Ferrell, Jr.

, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 4th day of ~~February~~ March, 1977.

Roy P. Ferrell, Jr.

Barbara M. Ferrell

H. Philip Sadler Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Lisa M. Lollis, a Notary Public in and for said County and State, the within named, Roy P. Ferrell, Jr. & Barbara M. Ferrell, the Bargainors, 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 4th day of March 1977.

Lisa M. Lollis
Notary Public.

My commission expires: June 4 1979

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Lisa M. Lollis, a Notary Public in and for said County and State, the within named H. Philip Sadler, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of March 1977.

Lisa M. Lollis
Notary Public.

My commission expires: June 4 1979

Deed

From: Roy P. Ferrell, Jr. & Barbara M. Ferrell

to: H. Philip Sadler Trustee.

AND

From: Trustee.

to: Roy P. Ferrell, Jr.

D92050

IDENTIFICATION REFERENCE

MAR 4 10 41 AM '77

REGISTER'S OFFICE

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