THIS INSTRUMENT PREPARED BY:
James L. Smith, Attorney
140 North Main Street
Goodlettsville, TN 37072

BOOK 5124 PAGE 71

WARRANTY DEED

L-111748-1

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Frank E. Hicks, et ux	Fidelity Federal S & L Assoc.	
(NAME)	(NAME)	
2004 Graceland Drive	401 Union Street	7-15
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tenn. 37072	Nashville, Tenn. 37219	15
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, cash in hand paid by Frank E. Hicks and wife, Peggie L. Hicks, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Goodlettsville Development Co., Inc., a Tennessee Corporation,

have this day bargained and sold, and do hereby transfer and convey unto the said Frank E. Hicks and wife, Peggie L. Hicks, their (successors), heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

Land in the 10th Civil District of Davidson County, Tennessee, being Lot No. 53 on the Plan of Grizzard Manor, Section 3, of record in Book 4675, page 40, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description of said lot.

Being part of the same property conveyed to Webb Homebuilders, Inc., by deed of record in Book 4799, page 556, Register's Office for Davidson County, Tennessee, the same having been sold through foreclosure to Hamilton Mortgage Corporation by deed of record in Book 4891, page 632, said Register's Office, and thereafter transferred by deed to Hamilton National Bank of Chattanooga by deed of record in Book 4967, page 25, said Register's Office, and the said Hamilton National Bank of Chattanooga and Hamilton Mortgage Corporation having filed bankruptcy, the said property was sold and transferred to the grantees herein by Order of the United States District Court for the Eastern District of Tennessee, Southern Division, free from all liens, security interests, judgments and encumbrances, which Order is of record in Book 5089, page 189, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 40,000.00

Subscribed and sworn to before me, this the 8th day of March 19 77

Affiant

My commission expires My Commission Expires NOV. 2, 1977

(Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 2004 Graceland Drive (House Number) Goodlettsville (Street) Tenn. 37072 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 Frank E. Hicks and wife, Peggie L. Hicks, 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.*

We *further covenant and bind* ourselves, our successors ~~xxxx~~ *heirs and representatives, to warrant and forever defend the title to said real estate to said* Frank E. Hicks and wife, Peggie L. Hicks, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 8th *day of* March, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

GOODLETTSVILLE DEVELOPMENT CO., INC.
BY: H. S. Moss, President

GOODLETTSVILLE DEVELOPMENT CO., INC.
BY: W. C. Moncrief Jr., Secy-Treas.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* .....

.....

.....

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at.....Tennessee, this.....day of....., 19.....

.....*Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, C. W. Phipps, *a Notary Public of the State and County aforesaid, personally appeared* H. S. Moss and W. C. Moncrief, Jr., *with whom I am personally acquainted, and who, upon oath, acknowledged* them *self to be* President and Secretary-Treasurer *of the* Goodlettsville Development Co., Inc. *the within named bargainor, a corporation, and that* they *as such* President & Secretary-Treasurer *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* them *self as* President and Secretary-Treasurer.

Witness my hand and seal, at office in Goodlettsville, Tennessee, *this* 8th *day of* March, *19* 77

C. W. PHIPPS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

C W Phipps *Notary Public*

Commission expires My Commission Expires NOV. 2, 1977

MAR 14 77	CONV	40,000.00			
MAR 14 77	S'TAX		B*	104.00	
MAR 14 77	PR'FEE		B*	.50	
MAR 14 77	W'DEED		B*	4.00	* 108.50

L-111748-1

WARRANTY DEED

FROM

GOODLETTSVILLE DEVELOPMENT CO., INC.

TO

FRANK E. HICKS, ET UX

D 83526

IDENTIF. REFERENCE

MAR 14 2 57 PM '77

FEE $ REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

BOOK 5124 PAGE 71

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS