BOOK 5128 PAGE 515

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21st DAY OF March, 1977.

Notary Public

MY COMMISSION EXPIRES: 2-10-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney, P. O. Box 15324, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard Douglas Hammer, (NAME)	et ux Security Federal Savings (NAME)	60-5
524 Galesburg Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 15917 (STREET ADDRESS)	2D-62355
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37215 (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 E. Marquardt and wife, Barbara G. Marquardt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard Douglas Hammer and wife, Patricia Ann Hammer

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. 710 on the Plan of Edge-O-Lake Estates, Section 17, as of record in Book 4460, page 44, Register's Office for said County.

Said Lot No. 710 fronts 47.34 feet on the southerly side of Galesburg Court and extends back 129.50 feet on the easterly line and 141.10 feet on the westerly line to a dead line which is a broken line measuring 171.57 feet thereon.

Being the same property conveyed to James E. Marquardt and wife, Barbara G. Marquardt by deed from Ralph Stevens and Melvin Jones, doing business as American Homes, recorded in Book 4653, page 34, Register's Office for said County.

unimproved ( )
This is improved ( ) property, known as _____
(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 21st day of March, 1977

Barbara G. Marquardt

James E. Marquardt

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 E. Marquardt and Barbara G. Marquardt

the bargainor 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 24th day of March 19 77.

Commission expires 2-10-80

Wanda Fults
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

WARRANTY DEED

FROM James E. Marquardt, et ux

TO Richard Douglas Hammer, et ux

D 95768

IDENTIFICATION REFERENCE

MAR 28 2 01 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR 28 77	CONV	40,000.00		
MAR 28 77	S'TAX		B* 104.00	
MAR 28 77	PR'FEE		B* .50	
MAR 28 77	W'DEED		B* 4.00	* 108.50