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THIS INSTRUMENT PREPARED BY
THOMPSON and CRAWFORD
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37203

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Dr. Roberto E. Gomara and wife, Martha E. Gomara (NAME)	Third National Mtg. Co. (NAME)	Map 90-12
6312 Edsel Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	Par 167
Nashville, Tennessee 37209 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged.

We, Robert M. Elkins and wife, Juanita F. Elkins,

have this day bargained and sold, and do hereby transfer and convey unto the said Dr. Roberto E. Gomara and wife, Martha E. Gomara, their ~~successors~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 145 on the Plan of Charlotte Park Subdivision, Section 2, as of record in Book 2663, pages 22 and 23, Register's Office for said County.
Said Lot No. 145 fronts 70.0 feet on the northeasterly margin of Edsel Drive and runs back between lines measuring 141.0 feet on the northwesterly line and 137.9 feet on the southeasterly line to a dead line in the rear measuring 79.1 feet thereon.

Being the same property conveyed to Robert M. Elkins and wife, Juanita F. Elkins by deed from James J. Zilis and wife, Linda C. Zilis, recorded in Book 4418, page 703, Register's Office for said County.

This conveyance is made subject to the following encumbrances:
(1) 1977 Taxes to be prorated and assumed by Grantees.
(2) A 10-foot easement for public utilities along the rear, a 50-foot set-back line from Edsel Drive, and conditions of owner's certificate as shown on Plan of record in Book 2663, pages 22 & 23, Register's Office for Davidson County, Tennessee.
(3) Restrictive covenants contained in an instrument of record in Book 2689, page 38, Register's Office for Davidson County, Tennessee.

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 31st day of March, 1977

Affiant: Robert E. Gomara

My commission expires: November 10, 1979 (Affix Seal)

Notary Public: Betty N. Gill

This is improved ~~unimproved~~ property, known as 6312 Edsel Drive, Nashville, Tennessee 37209
(House Number) (Street) 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 Dr. Roberto E. Gomara and wife, Martha E. Gomara, 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,* except as stated above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Dr. Roberto E. Gomara and wife, Martha E. Gomara, their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 8th *day of* April, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Robert M. Elkins

Robert M. Elkins

Juanita F. Elkins

Juanita F. Elkins

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Betty N. Todd, a Notary Public in and for said County and State, Robert M. Elkins and wife, Juanita F. Elkins

the within named 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 8th day of April, 19 77.

Betty N. Todd
Notary Public

Commission expires November 10, 1979

BETTY N. TODD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be ..... of the ....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

APR 11 77	CONV	40,000.00			
APR 11 77	ES TAX		B*	104.00	
APR 11 77	PR FEE		B*	.50	
APR 11 77	W DEED		B*	4.00	* 108.50

WARRANTY DEED

FROM
Robert M. Elkins and wife, Juanita F. Elkins
TO
Dr. Roberto E. Gomara and wife, Martha E. Gomara

Please return to:
Third National Mortgage Company
P. O. Box 2628
Nashville, Tennessee 37219

D 98027

IDENTIF. REFERENCE

APR 11 9 56 AM '77

FEE DAVIDSON COUNTY, TENN. FORSTER

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238