BOOK 5135 PAGE 424 Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,500.00

Carl H. Eaton, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF APRIL, 1977

Notary Public

MY COMMISSION EXPIRES: My Commission Expires April 28, 1980

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl H. Eaton, Jr. (NAME)	Community Mortgage Corporation (NAME)	147-1
322 Lynn Drive (STREET ADDRESS OR ROUTE NUMBER)	8100 S.W. 81st Drive, Suite 2220 (STREET ADDRESS)	84PW
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Miami, FL 33143 (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, Gueary T. Reed and wife Gola B. Reed

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl H. Eaton, Jr. and wife Julia S. Eaton

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:

Being Lot No. 346 on the Plan of Section III, Caldwell Hall as of record in Book 2900, Page 131, Register's Office of Davidson County, Tennessee.

Said Lot No. 346 fronts 85 feet on the north side of Lynn Drive and runs back 152.2 feet on the west line and 152.2 feet on the east line, to a dead line in the rear on which it measures 85 feet.
Being the same property conveyed to Gueary T. Reed and wife, Gola B. Reed, by deed from Kenneth R. Hartley and wife Glenna A. Hartley as of record in Book 1310, Page 591, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the 1977 taxes a lien but not due and payable to be assumed by the grantees, also restrictive covenants as of record in Book 1788 Page 108, also in Book 3164, page 222, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 322 Lynn Drive (House Number) (Street) Nashville, TN 37211 (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 hands this 11TH day of APRIL, 1977

Gueary T. Reed

Gola B. Reed

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gueary T. Reed and wife Gola B. Reed

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 11TH day of APRIL 19 77

Commission expires My Commission Expires April 28, 1980

Nancy Sheppard
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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
Gueary T. Reed

TO
Carl H. Eaton, Jr.

D 98425

T
IDENTIF. REFERENCE

APR 13 9 36 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

APR13	CONV	37,500.00			
APR13	ES'TAX		B*	97.50	
APR13	PR'FEE		B*	.50	
APR13	W'DEED		B*	4.00	* 102.00