This instrument was prepared by James A. Kuhn, Jr., Attorney at Law, 320 Gallatin Road, Madison, Tennessee. 37115

BOOK 5137 PAGE 244

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Connie Elizabeth Calvert | Fidelity Federal S. & L. Assn. | |
| (NAME) | (NAME) | |
| 1041 Mallow Drive | 401 Union Street | 73-16 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Madison, Tennessee 37115 | Nashville, Tennessee 37219 | 16 Pcl |
| (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 the said grantee hereinafter named and other good and valuable consideration, the receipt of which is hereby acknowledged,

Jack Driver & Sons, Inc., hereinafter called the grantor, has/~~xx~~ *this day bargained and sold, and do hereby transfer and convey unto the said* Connie Elizabeth Calvert, herein called the grantee, her

*certain real estate in Davidson County, Tennessee, as follows:* ~~xxxxxxx~~ *heirs and assigns,*

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Arrowhead Estates, Section One, of record in Book 4955, page 27, said Register's Office.

Beginning at a point on the easterly side of Mallow Drive common front corners of lots 25 and 24; thence running with the margin of said drive North 32° 51' West 55 feet to the beginning of a curve; thence around said curve in a northeasterly direction 39.27 feet to a point on the southeasterly margin of Warrior Road; thence continuing with said road North 57° 09' East 114.81 feet to a point; thence leaving said road South 32° 51' East 80 feet to a point; thence running in a southwesterly direction 139.81 feet to the point of beginning.

Being part of the same property conveyed to Jack Driver & Sons, Inc. by deed from Driver Investments, a partnership of record in Book 5115, page 815, 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 $ 31950.00

Subscribed and sworn to before me, this the 15 day of April 1977

Affiant

My commission expires: Nov. 14 - 1980
(Affix Seal)

Notary Public

This is unimproved (X) property, known as 1041 Mallow Drive (House Number) (Street) P. O. Address: Madison, Tn. 37115 (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said* grantee, her ~~xxxxxxx~~ *heirs and assigns forever.* It covenants *that* it is *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

It *further covenants and binds* itself, its successors and assigns ~~xxxxxxxxxxxxxxx~~ *to warrant and forever defend the title to said real estate to said* grantee, her ~~xxxxxxx~~ *heirs and assigns, against the lawful claims of all persons.*

*Witness* my *hand this* 15 *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.*

JACK DRIVER & SONS, INC.

BY: Kenneth Driver Pres.

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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,* the undersigned *, a Notary Public of the State and County aforesaid, personally appeared* Kenneth Driver *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* Pres. *of the* Jack Driver & Sons, Inc. *the within named bargainor, a corporation, and that* he *as such* Pres. *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Pres.

*Witness my hand and seal, at office in* Madison Tenn *this* 15 *day of* April *, 19* 77

Notary Public

*Commission expires* Nov. 16 1980

510760-8

**WARRANTY DEED**

FROM
Jack Driver & Sons, Inc.

TO
Connie Elizabeth Calvert

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

D 99281

TENTIF. REFERENCE

APR 18 2 58 PM '77

DAVIDSON COUNTY, TENN.

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

APR 18 77 CONV 31,950.00
APR 18 77 S'TAX B* 82.94
APR 18 77 PR'FEE B* .50
APR 18 77 M'DEED B* 4.00 * 87.44