ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal Savings & Loan (NAME)	2D-62560
(STREET ADDRESS OR ROUTE NUMBER)	Union Street at Fourth Avenue (STREET ADDRESS)	136-14-8
(CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- ---------- DOLLARS Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

we,

Ronald J. Ortiz and wife, Diane T. Ortiz,

JUN-2F CONV 57,500.00
JUN-2F S'TAX B* 149.50
JUN-2F PR'FEE B* .50
JUN-2F W'DEED B* 4.00 * 154.00

have bargained and sold, and by these presents do transfer and convey unto the said Donald L. Akins and wife, Wanda E. Akins

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 11 on the Plat of Castlegate, Section 1, of record in Book 4460, page 115, Register's Office for said County.

SAID Lot 11 fronts 87.15 feet on the easterly margin of Castlegate Drive and extends back 150.69 feet on the northerly line and 150.0 feet on the southerly line, to a line on the rear on which it measures 93.43 feet.

BEING the same property conveyed to Ronald J. Ortiz and wife, Diane T. Ortiz by deed from K & W, Inc., of record in Book 4868, page 546, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to easements, restrictions, setback lines of record, and taxes for the current year, applicable to said property.

unimproved ( )
This is improved (X) property, known as 540 Castlegate Drive (House Number) (Street)
Nashville, Tennessee 37217
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 31st day of May, 1977

RONALD J. ORTIZ

DIANE T. ORTIZ

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronald J. Ortiz and wife, Diane T. Ortiz

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 31st day of May, 1977.

My commission expires 8-13-80 Notary Public Dorothy L. Wilson

NOTARY PUBLIC AT LARGE STATE OF TENN.

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 57,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 31st day of May, 19 77.

My commission expires 8-13-80 Notary Public Dorothy L. Wilson

NOTARY PUBLIC AT LARGE STATE OF TENN.

This instrument was prepared by:

Name — *This instrument prepared by* — Address

STEPHENSON, LACKEY AND WAITE
First Federal Building
Nashville, Tennessee 37219

WARRANTY DEED

FROM

RONALD J. ORTIZ AND WIFE,

DIANE T. ORTIZ

TO

DONALD L. AKINS AND WIFE,

WANDA E. AKINS.

E 0 6 8 8 1

IDENTIFICATION REFERENCE

JUN 2 2 06 PM '77

REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
341 4th Avenue North
NASHVILLE, TENNESSEE 37219