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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF June, 19 77

Notary Public

MY COMMISSION EXPIRES: 4/26/78

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
MAS, HALLIBURTON & BALLIN
107 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick V. Garland (NAME)	First American National Bank of Nashville (NAME)	Map 42-11
613 Heritage Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2708 (STREET ADDRESS)	Parcel 92
Madison, TN. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37219 (CITY) (STATE) (ZIP)	11D42484

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, KEITH W. WELLUM and JAMES M. FISCHER, Jr., a partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK V. GARLAND and wife, BETTY T. GARLAND

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. 4 on the plan of Heritage Village, Section Two, of record in Book 4460, page 160, Register's Office for said County.

SAID Lot No. 4 fronts 105.07 feet on the westerly margin of Heritage Drive and extends back 213.15 feet on the northerly line and 194.64 feet on the southerly line to a dead line in the rear, measuring 97.78 feet thereon.

BEING part of the same property conveyed to Keith W. Wellum and James M. Fischer, Jr., a partnership by deed from Ervin M. Entrekin, Trustee of record in Book 4747, page 449, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 613 Heritage Drive, Madison, Tennessee 37115
(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 this 21 day of June, 1977

Keith W. Wellum

James M. Fischer, Jr.

Susan Wellum

Mary Virginia Fischer

STATE OF TENNESSEE
County

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Personally appeared before me, Mrs. Wilson D. Smith, a Notary Public in and for said County and State, the within named James M. Fischer, Jr., Mary V. Fischer, Keith Wm. Wellum and Susan E. Wellum

the bargainor, 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 21 day of June 19 77

Commission expires 4/26/78

Mrs Wilson D Smith
Notary Public

STATE OF TENNESSEE
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

F 10677

WARRANTY DEED

FROM
Keith Wellum and James M. Fischer

TO
Patrick V. Garland et ux

FILED 10676

TO

IDENTIF. REFERENCE

JUN 23 9 14 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

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WILKINS, ADAMS & WEEMS ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

JUN23 77	CONV	59,000.00			
JUN23 77	S'TAX		B*	153.40	
JUN23 77	PR'FEE		B*	.50	
JUN23 77	W'DEED		B*	4.00	* 157.90