FORM NO. WD-1

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 19 77

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CARL SANDBERG (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	119-6-124
50 Peachtree Street (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Edward D. Fondaw and wife, Elizabeth B. Fondaw

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl Sandberg and wife, Patricia Ann Sandberg

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. 54 on the Plan of Sterling Heights, Section III, as of record in Book 1424, page 113, Register's Office for said County.

Said Lot No. 54 fronts 75 feet on the northerly side of Peachtree Street and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Edward D. Fondaw and wife, Elizabeth B. Fondaw by deed from Samie H. Davis and wife, Doris S. Davis, of record in Book 3670, page 147, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 50 Peachtree Street (House Number) (Street) Nashville (P. O. Address) (City or Town) 37211 (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 s this 24th day of June, 19 77

Edward D. Fondaw

Elizabeth B. Fondaw

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edward D. Fondaw and wife, Elizabeth B. Fondaw

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 24th day of June 19 77.

Commission expires: My Commission Expires APRIL 27, 1980

Notary Public

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 upon (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM

Edward D. Fondaw and wife,

Elizabeth B. Fondaw

TO

Carl Sandberg and wife,

Patricia Ann Sandberg

E 11326

IDENTIF. REFERENCE

JUN 27 3 02 PM '77

FEE DAVIDSON REGISTER TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN27 77	CONV	28,000.00			
JUN27 77	S TAX		B*	72.80	
JUN27 77	PR FEE		B*	.50	
JUN27 77	W DEED		B*	4.00	* 77.30