BOOK 5164 PAGE 814

WARRANTY DEED

Prepared By:
Goodpasture, Carpenter, Woods and Sasser, Attorney

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gary R. Nelson, etux (NAME)	Home Federal S & L Assn (NAME)	Map 116 - 8A
Lot 18, Sugartree (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Ave. No. (STREET ADDRESS)	P. 18 a.E
Nashville, TN 37205 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ninety-five Thousand, Two Hundred Fifty and no/100 *Dollars,*

Cash in hand paid, the receipt and sufficiency of which is hereby acknowledged,

Estes-Taylor Company, a Tennessee corporation,

has *this day bargained and sold, and do hereby transfer and convey unto the said* Gary R. Nelson and wife, Marilyn F. Nelson, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being certain property identified as Lot 18, shown on Plan of Sugartree, Phase I, as of record in Register's Office for Davidson County.

Being the same property conveyed to Estes-Taylor Company, by Warranty Deed from Sugartree Properties, Incorporated, of record in Book 5049, Page 608, Register's Office of Davidson County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 95,250.00

Subscribed and sworn to before me, this the 28th day of June, 1977

Affiant

My commission expires: 2-8-78 (Affix Seal)

Notary Public

This is ( ) unimproved (X) improved property, known as No. 18 (House Number) Washington Park (Street), Sugartree P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Gary R. Nelson and wife, Marilyn F. Nelson their *(successors), heirs and assigns forever.* Grantor *covenant 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.*

Grantor *further covenant and binds* itself and its ~~heirs and representatives~~, *to warrant and forever defend the title to said real estate to said* Gary R. Nelson and wife, Marilyn F. Nelson *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 28th *day of* June, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Attest: Jean Arnold
Secretary

Estes-Taylor Company
By: J. Frank Estes
President

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, ..., a Notary Public of the State and County aforesaid, personally appeared Frank Estes and Jean Arnold with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be President & Secretary of the Estes-Taylor Company, the within named bargainor, a corporation, and that they as such President & Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves President & Secretary.

Witness my hand and seal, at office in Nashville, TN this 28th day of June, 19 77

Patricia A. Tucker Notary Public

Commission expires Dec 2, 1977

PATRICIA A. TUCKER NOTARY PUBLIC DAVIDSON COUNTY

Return to Home Federal
Closing Dept
553,377-9

WARRANTY DEED

FROM
Estes-Taylor Company
TO
Gary R. Nelson etux

JUN28'77 CONV 95,250.00
JUN28'77 S'TAX B* 247.52
JUN28'77 PR'FEE B* .50
JUN28'77 W'DEED B* 4.00 * 252.02

" 11579

IDENTIFICATION REFERENCE

JUN 28 2 53 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238