BOOK 5167 PAGE 252

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

WARRANTY DEED

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN T. HILL, JR. (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	103-10 RE
117 Branch Creek Road (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	11
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ----------(TEN AND NO/100ths)----------
----------($10.00)----------*Dollars,*

cash in hand paid by John T. Hill, Jr. and wife, Patricia T. Hill, and other good and valuable considerations the receipt of which is hereby acknowledged,

Andrews Properties, Inc., *has bargained and sold, and does hereby transfer and convey unto the said* John T. Hill, Jr. and wife, Patricia T. Hill, their ..... *(successors), heirs and assigns,*

certain real estate in Davidson *County, Tennessee, as follows:,*

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Brookside Courts Addition No. 3, as of record in Book 1835, page 107, said Register's Office.

Said Lot No. 31 fronts 73.92 feet on the northerly side of Branch Creek Road and extends back 160 feet on the northeasterly line and 156.9 feet on the southwesterly line to a dead line in the rear measuring 55 feet thereon.

Being part of the same property conveyed to Andrews Properties, Inc. by deed from Nelson C. Andrews and wife, Sue Andrews by deed of record in Book 5154, page 168, 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 $ 46,000.00

Affiant

Subscribed and sworn to before me, this the 1st day of July 19 77.

My commission expires: 11-26-80 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 117 Branch Creek Road (House Number) (Street) Nashville 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 John T. Hill, Jr. and wife, Patricia T. Hill, their ..... *(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said John T. Hill, Jr. and wife, Patricia T. Hill *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness My *hand* *this* 1st *day of* July, 19 77, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Andrews Properties, Inc.,

By: Nelson C. Andrews
Nelson C. Andrews
President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* Nelson C. Andrews, *with whom I am personally acquainted, and who, upon oath, acknowledged* h'm *self to be* President *of the* Andrews Properties, Inc., *the within named bargainor, a corporation, and that* he *as such* President *being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by* h'm *self as* President

Witness my hand and seal, at office in Nashville, Tennessee *this* 1st *day of* July, 1977

Brenda G. Gilmore
Notary Public

Commission expires 11-26-80

STATE OF TENNESSEE DAVIDSON COUNTY

750353-4

WARRANTY DEED

FROM

Andrews Properties, Inc.,

TO

John T. Hill, Jr. and wife,

Patricia T. Hill

JUL-5-77	CONV	41,100.00			
JUL-5-77	S'TAX		B*	106.86	
JUL-5-77	R'FEE		B*	.50	
JUL-5-77	W'DEED		B*	4.00	* 111.36

F 12685

IDENTIF. REFERENCE

JUL 5 3 00 PM '77

REGISTER

Attorneys TITLE COMPANY
STAHLMAN BUILDING