This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

BOOK 5169 PAGE 132

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mark L. Born, et ux	Security Federal Savs. & Ln. Assn.	Map 129-6
(NAME) 200 Clearbrook Court	(NAME) 4235 Hillsboro Road	Parcel 47
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee 37215	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ($10.00)---------- *Dollars,*

cash in hand paid by Mark L. Born and wife, Merle C. Born and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Peter M. S. Margand and wife, J. Morag Margand,

have this day bargained and sold, and do hereby transfer and convey unto the said Mark L. Born and wife, Merle C. Born,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, lying in the 8th Civil District of said County, being Lot No. 121 on the Plan of West Meade Park, Section One, as of record in Book 2900, pages 103 and 104, Register's Office for said County, described as follows:

Beginning at an iron pin on the westerly margin of Clearbrook Drive at the common corner of Lots Nos. 121 and 122 on said Plan; thence with the line between said two lots, westerly 186 feet to a concrete monument located at a corner in the easterly line of Lot No. 120 of said subdivision; thence with the line between said Lots Nos. 120 and 121, southerly 229 feet to the northerly margin of Clearbrook Court; thence with the northerly margin of Clearbrook Court around a slight curve easterly 184 feet to a concrete monument at the beginning of a curve; thence around a curve to the left, having a radius of 25 feet, 40.7 feet to a concrete monument on the westerly margin of Clearbrook Drive; thence with the margin of the same, northerly 164.3 feet to the beginning.

Being the same property conveyed to Peter M. S. Margand and wife, J. Morag Margand, by deed from Alvin Stillman and wife, Ann Stillman, of record in Book 5041, page 896, Register's Office for said County.

This conveyance is made subject to a 10-foot easement for public utilities along the northerly line of premises and drainage and anchor easement located on premises, 80-foot building setback line from Clearbrook Drive and Clearbrook Court, and conditions of owner's certificate, as shown on plan of record in Book 2900, page 103 and 104; and restrictive covenants of record in Book 3102, page 381, 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 $ 113,500.00

Subscribed and sworn to before me, this the 5th day of July, 1977

Affiant

My commission expires: 4/21/80 (Affix Seal)

Notary Public

This is unimproved ( ) improved (XX) property, known as 200 Clearbrook Court, Nashville, Tennessee
(House Number) (Street) 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 Mark L. Born and wife, Merle C. Born,

their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1977 taxes which are prorated and assumed by the purchasers.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Mark L. Born and wife, Merle C. Born,

their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 30th *day of* June, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

i.edec P.S. Margand

J. Morag Margand

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, *a Notary Public in and for said County and State,* Peter M. S. Margand and wife, S. Morag Margand,

*the within named 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
this 30th *day of* June, *19*77

Mary Emery
Notary Public

Commission expires 4/21/80

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and seal, at office in .....,
this .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

E 13539

WARRANTY DEED

FROM
Peter M. S. Margand, et ux

TO
Mark L. Born, et ux

IDENTIF. REFERENCE

JUL 11 9 53 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

JUL 11 77	CONV	90,000.00		
JUL 11 77	CONV	23,500.00		
JUL 11 77	S'TAX		B*	295.10
JUL 11 77	FEE		B*	.50
JUL 11 77	W'DEED		B*	4.00
				299.60

Compliments of
Chicago Title Insurance Company *
First Floor — First American Center
Phone 256-4631
NASHVILLE, TENNESSEE 37238