THIS INSTRUMENT WAS PREPARED BY LARRY WESTBROOK, ATTORNEY
2002 RICHARD JONES ROAD
NASHVILLE, TENNESSEE 37215

BOOK 5173 PAGE 842

Security Federal Savings & Loan Association
P. O. Box 15917 4235 Hillsboro Road
Nashville, Tennessee 37215

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MECHANICAL EQUIPMENT CO., INC. (NAME)	SECURITY FEDERAL (NAME)	119-5 952
140 12th. Ave. North (STREET ADDRESS OR ROUTE NUMBER)	4235 Hillsboro Road (STREET ADDRESS)	
Nashville, Tennessee 37203 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37212 (CITY) (ZONE) (STATE)	EX.

FOR AND IN CONSIDERATION of the sum of ($10.00)

Ten and no/100---------- *Dollars,*

cash in hand paid and other good and valuable consideration paid by the grantees herein, receipt of which is hereby acknowledged, I

Ouida V. Hartman, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said

Mechanical Equipment Company, Inc.

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lots Nos. 174 and 175 on the Map of the Re-subdivision of lots Nos. 3, and 4 and parts of 5 and 6 in Cumberland Nurseries Plan, as of record in Book 332, page 148, Register's Office for said County.

Said Lots Nos. 174 and 175 front together 106 feet on the easterly side of Foster Street and extend back between parallel lines with the north line of Lutie Street 150 feet to an alley.

Being the same property conveyed to Ouida V. Hartman by deed from O. B. Hartman, of record in Book 2086, page 123, Register's Office for said County, for the purpose of creating an estate by the entirety in O. B. Hartman and wife, Ouida V. Hartman, the said O. B. Hartman having since died.

Mattie Hartman and Mattie Louise Hartman being one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 21,000.00

Subscribed and sworn to before me, this the 19th day of July, 1977

Affiant

My commission expires: 11-26-79 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 2510 Foster Avenue (House Number) (Street) Nashville, Tennessee 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

Mechanical Equipment Company, Inc.

its successors and assigns *(successors),*

heirs and assigns forever. I *covenant that* I am *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 the 1977 taxes which have been prorated and assumed by the grantees herein.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Mechanical Equipment Company, Inc.

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

Witness my *hand* this 19th *day of* July, 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.*

OUIDA V. HARTMAN

Ouida V. Hartman

By Mattie Hartman

Attorney-in-Fact

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.....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.....

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Mattie Hartman, to me known to be the person who executed the foregoing instrument in behalf of Ouida V. Hartman and who acknowledged that he executed the same as the free act and deed of said Ouida V. Hartman, for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of July, 19 77.

Karen Anne Epps
Notary Public

KAREN ANNE EPPS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission Expires: 11/26/79

JUL 21 77	CONV	21,000.00			
JUL 21 77	S'TAX		B*	54.60	
JUL 21 77	PR'FEE		B*	.50	
JUL 21 77	W'DEED		B*	4.00	* 59.10

mail ew

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IDENTIF. REFERENCE

JUL 21 11 59 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
FROM
TO

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