FILE BOX 3

BOOK 5174 PAGE 981

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF ~~XXXXXXXX~~ Wilson

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

29,900.00

X Robert S. Zavala
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 1977

John B. Blair, I
Notary Public

MY COMMISSION EXPIRES: 12-2-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert S. Zavala (NAME)	Allstate Enterprises Mortgage Corporation (NAME)	MAP 148-12
4624 Fanning Drive (STREET ADDRESS OR ROUTE NUMBER)	627 South Manchester Avenue (STREET ADDRESS)	PAR 208
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Anaheim, CA 92803 (CITY) (STATE) (ZIP)	2DU-23461

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 Richard P. Hance and wife Debra L. Hance

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert S. Zavala and wife Brenda S. Zavala

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:

BEING Lot No. 112 on the plan of Hazelwood, Section 14, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
SAID Lot No. 112 fronts 52 feet on the northeasterly side of Fanning Drive and extends back 157.6 feet on the westerly line and 138.69 feet on the easterly line to a dead line measuring 82.74 feet.

BEING the same property conveyed to Richard P. Hance et ux Debra L. Hance by deed from R.B. Woodroof et ux Margrette D. Woodroof, of record in Book 4921, Page 596, Register's Office for said County.

THIS conveyance is subject to restrictive covenants of record in Book 4562, Page 138 and Book 4794, Page 162, Register's Office for said County.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) / This is improved (XX) property, known as 4624 Fanning Drive (House Number) (Street) Antioch, TN 37013 (P. O. Address) (City or Town) (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 30TH day of JUNE, 1977

Richard P. Hance — Richard P Hance

Debra L. Hance — Debra L. Hance

STATE OF TENNESSEE
~~XXXXXX~~County
Wilson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard P. Hance and wife Debra L. Hance

the 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 Mt. Juliet, Tennessee, this 30TH day of JUNE.

Commission expires 12-2-80

John B. Blair, Jr.
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 (this oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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
Richard P. Hance

TO
Robert S. Zavala

E 16218

IDENTIF. REFERENCE

JUL 25 2 03 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Edward Feldun
Attorney at Law
1102 FIRST DRIVE, [illegible] 203
NASHVILLE, TENNESSEE 37217

JUL 25 77 CONV 29,900.00
JUL 25 77 S'TAX B* 77.74
JUL 25 77 PR'FEE B* .50
JUL 25 77 W'DEED B* 4.00 * 82.24