WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,100.00

Willena R. Bruce
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July, 1977.

Notary Public at Large

MY COMMISSION EXPIRES: My Commission Expires AUG. 31, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TRABER & ROBINSON, ATTORNEYS, 107 DONELSON PIKE, NASHVILLE, TN.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HENRY C. PECK (NAME)	FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION	75-11
645 Netherlands Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 98 o.c.
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, BOBBY SMITH BUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HENRY C. PECK AND WIFE, MARGARET C. PECK, AND WILLENA R. BRUCE

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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 221 ON THE PLAN OF HIGHLANDS OF TULIP GROVE, SECTION 3, AS OF RECORD IN BOOK 4675, PAGE 140, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 221 FRONTS 81.00 FEET ON THE NORTHERLY SIDE OF NETHERLANDS DRIVE AND RUNS BACK 140.50 FEET ON THE WESTERLY LINE AND 51.75 FEET ON THE EASTERLY LINE, TO A LINE IN THE REAR WHICH MEASURES 81.78 FEET THEREON.

BEING PART OF THE SAME PROPERTY CONVEYED TO BOBBY SMITH BUILDERS, INC., BY DEED FROM REYNOLD BUBIS, SUCCESSOR TRUSTEE, OF RECORD IN BOOK 5112, PAGE 584, REGISTER'S OFFICE FOR SAID COUNTY.

This is improved (XX) unimproved ( ) property, known as 645 (House Number) NETHERLANDS DRIVE (Street), HERMITAGE (P. O. Address), TN (City or Town), 37076 (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 my hand this 29th day of July, 19 77

Bobby Smith Builders, Inc.

By: Bobby Smith
President

STATE OF _____
COUNTY OF _____

BOOK 5177 PAGE 949

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the 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 _____, this _____ day of _____, 19__

_____, Notary Public.

Commission Expires _____

STATE OF TENNESSEE
DAVIDSON County

Before me, THE UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared Bobby Smith and _____, with whom I am personally acquainted and who upon {his oath} acknowledged {himself} to be the President and _____ respectively of the BOBBY SMITH BUILDERS, INC. the within named bargainor, a corporation, and that {he} as such President and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Bobby Smith as such President and as such.

WITNESS my hand and official seal at office at NASHVILLE, TENNESSEE on this the 29th day of JULY, 1977

My commission expires My Commission Expires AUG. 14, 1978

Notary Public

E17552

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IDENTIF. REFERENCE

AUG 1 12 33 PM '77
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG-1 77	CONV	42,100.00			
AUG-1 77	S TAX		B*	109.46	
AUG-1 77	PR FEE		B*	.50	
AUG-1 77	W DEED		B*	4.00	* 113.96

112075-7

$42,100.00

WARRANTY DEED

FROM
BOBBY SMITH BUILDERS

TO
HENRY C. PECK ET AL

TITLE INSURED BY POLICY NUMBER:

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Title Associates, Inc. — Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
U.S. LIFE TITLE INSURANCE
Company of New York