This instrument prepared by:
Joe Pitt, Attorney
First American Center
Nashville, Tennessee

BOOK 5184 PAGE 123

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jackson Daniel Cothren et ux	First Federal S & L Assn.	Map 145-3
(NAME) 1124 Overton Lea Road	(NAME) 236 4th Avenue North	Parcel 55
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(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 Jackson Daniel Cothren and wife, Margaret Lucille Cothren and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I. Toby Howard, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said Jackson Daniel Cothren and wife, Margaret Lucille Cothren,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 13 of Block "B" on the Map of Lealand Manor Revised Plan, a part of the Overton Lea Estates, not of record, described according to a survey made by Lewis D. Justice, Surveyor, October 10, 1945, as follows:
Beginning at the common corner of Lots Nos. 12 and 13 in the northerly margin of Overton Lea Road; thence with the line between said two lots, northwardly 519.5 feet to the southerly line of Lot No. 3; thence with the southerly line of Lot Nos. 3 and 2, westwardly 250 feet to the common corner of Lots Nos. 13 and 14; thence with the line between said two lots, southwardly 460 feet to the northerly margin of the Overton Lea Road; thence with the northerly margin of said Road, eastwardly 260 feet to the point of beginning.

Being the same property conveyed to Toby Howard and wife, Joyce E. Howard, by deed from William B. Allen and wife, Judith E. Allen, of record in Book 4841, page 98, Register's Office for said County; the said Joyce E. Howard having since died.

This conveyance is made subject to a 10-foot easement for bridle path of record in Book 1380, page 65; an agreement as set out in deed of record in Book 1380, page 65; and restrictive covenants of record in Book 1380, page 65, 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 $ 185.00

Subscribed and sworn to before me, this the 12th day of August 1977

Affiant

My commission expires: 8-13-80 (Affix Seal)

Notary Public

This is improved (X) property, known as 1124 Overton Lea Road, 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 Jackson Daniel Cothren and wife, Margaret Lucille Cothren,

their *(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 1977 taxes which are prorated and assumed by the purchasers.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jackson Daniel Cothren and wife, Margaret Lucille Cothren,

their

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

Witness my *hand this* 12th *day of* August, 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.*

Toby Howard

BOOK 5184 PAGE 124

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Toby Howard

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville *this* 12th *day of* August, *19* 77

Dorothy A Wilson *Notary Public*

Commission expires 8-13-80

DOROTHY A WILSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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.....

AUG 15 77	CONV	90,000.00			
AUG 15 77	CONV	95,000.00			
AUG 15 77	S'TAX		B*	481.00	
AUG 15 77	PR'FEE		B*	.50	
AUG 15 77	W'DEED		B*	4.00	* 485.50

WARRANTY DEED

FROM

Toby Howard

TO

Jackson Daniel Cothren, et ux

E 20435

IDENTIF. REFERENCE

AUG 15 2 07 PM '77

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

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