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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Bradford L. Phelan, Etux	Home Federal Savings & Loan Assn.	162-6
(NAME)	(NAME)	
129 Valley Green Drive	230 4th Avenue North	266
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37219	5DU-59906
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) DOLLARS

Cash in hand paid by the hereinafter named grantees and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, John T. Gerdes and wife, Endean Gerdes

have bargained and sold, and by these presents do transfer and convey unto the said Bradford L. Phelan and wife, Carolyn P. Phelan

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 38 on the Plan of Valley Green, of record in Plan Book 4460, pages 96 and 97, Register's Office for said County.

Said Lot No. 38, which is a corner lot, fronts 95.34 feet on the easterly margin of Valley Green Court and fronts 73.5 feet on the southerly margin of Valley Green Drive, said frontages being joined by a curve habing a length of 39.27 feet, and extends back 111.93 feet on the easterly line and 73.71 feet on the southerly line to a point of intersection.

Being the same property conveyed to John T. Gerdes and wife, L. Endean Gerdes, by deed from Daniel J. Beck and wife, Sheryl K. Beck, of record in Book 4973, page 313, Register's Office for Davidson County, Tennessee.

The undersigned Endean Gerdes and L. Endean Gerdes are one and the same person.

AUG25'77	CONV	36,500.00			
AUG25'77	S'TAX		B*	94.90	
AUG25'77	PR'FEE		B*	.50	
AUG25'77	W'DEED		B*	4.00	* 99.40

This is improved (X) unimproved ( ) property, known as 129 Valley Green Drive, Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 24th day of August, 19 77.

John T. Gerdes

John T. Gerdes

Endean Gerdes

Endean Gerdes

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STATE OF TENNESSEE
COUNTY OF Davidson

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

John T. Gerdes and wife, Endean Gerdes

the bargainors, 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, Tennessee, this 25th day of August, 1977.

My commission expires 7-30-79 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such 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 as such and attesting the same by the said as such .

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

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 36,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

John T. Gerdes

Sworn to and subscribed before me this 25th day of August, 1977.

My commission expires 7-30-79 Notary Public

This instrument was prepared by:
Rick M. Johnson 95 White Bridge Rd. Suite 407, Nashville, Tennessee
Name Address

L# 553,534-9 (Closing Dept.)
RETURN TO HOME FEDERAL

WARRANTY DEED

FROM GERDES, ET UX

TO PHELAN, ET UX

E 22561

IDENTIF. REFERENCE

AUG 25 3 12 PM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219