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FORM NO. WD-1

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38500.00

Donna G. Bracey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21st DAY OF Sept. 1977.

Notary Public

MY COMMISSION EXPIRES: [illegible] 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES T. BRACEY (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	To be assigned
Lot 46 Temple Hills Country Club (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Franklin, Tn. 3 D64 (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, personal representive of the estate of Frances H. Laux

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James T. Bracey and wife, Donna G. Bracey

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 the 11th Civil District of Davidson County, Tennessee, being part of Lot No. 10 and all of Lots Nos. 11, 12, 13 and 14 of Block "D" on the Map of Marthonna Subdivision, not of record, described according to a survey made by H. Gee, August 13, 1956, as follows:

Beginning on the southerly margin of Marthonna Road South, formerly Ezell Road, at the northwest corner of the property conveyed to James R. Ladd and wife, by deed from Earl G. Pate, Jr., and wife, of record in Book 2277, page 94, Register's Office for said County, being the corner of lots Nos. 14 and 15; thence with the line between said two lots and Ladd's westerly line, south 4° 20' west 350.4 feet; thence north 87° 17' west 110 feet; thence north 4° 13' east 239 feet; thence north 9° 23' east 112.7 feet to the southerly margin of Marthonna Road South; thence with said Road, south 86° 02' east 100 feet to the beginning.

Being the same property conveyed to J. Henry Laux and wife, Frances H. Laux by deed from Bill L. Bryan and wife, Stella F. Bryan, of record in Book 2708, page 145, said Register's office, the said J. Henry Laux having since died the property became vested in Frances H. Laux as the surviving tenant by the entirety; the said Frances H. Laux having since died the property is now vested in the personal representive of the estate of Frances H. Laux.

This is improved (X) unimproved ( ) property, known as Lot 46 Temple Hills Country Club Franklin, Tn. 37064
(House Number) (Street) (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 my hand this 17th day of September 1977

Robert A. Jenkins, Notary, My commission expires Jan 22, 79.

personal representative of the estate of Frances H. Laux — Henry Laux Jr.

James R. Bracey Mary L. Tugwell

Barbara L. Gilliland

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named personal representative of the estate of Frances H. Laux Henry Laux, Sr. and Barbara L. Gilliland and Nancy L. Tugwell 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 Nashville, Tennessee, this 21st day of Sept, 1977

Commission expires: My Commission Expires APRIL 27, 1980

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 upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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

56510-7

WARRANTY DEED

FROM the personal representative of the estate of Frances H. Laux

TO James T. Bracey and wife, Donna G. Bracey

E 27434

IDENTIF. REFERENCE

SEP 22 3 08 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

SEP 22 77	CONV	38,500.00			
SEP 22 77	S'TAX		B*	100.10	
SEP 22 77	PR'FEE		B*	.50	
SEP 22 77	W'DEED		B*	4.00	* 104.60

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.