WARRANTY DEED

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FROM LEON DENNIS/ HATFIELD AND WIFE, GERALDINE HATFIELD

ADDRESS NEW OWNER(S) AS FOLLOWS:	
4741 Trousdale Drive, Nashville, Tennessee 37220	
SEND TAX BILLS TO:	
Shumacher Mortgage Company, Inc., P. O. Box 560, Memphis, Tn 38101	
PREPARED BY:	MAP-PARCEL NOS:
HOLLAND & LYNN, ATTORNEYS, Suite 2016 Parkway Towers, N. T.	162-6 56

E 30209 Mail

IDENTIF. REFERENCE

Oct 11 8 40 AM '77

FELIX [illegible] REGISTER DAVIDSON [illegible]

{STATE OF TENNESSEE COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,207.66 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9 - 21 - 77 DATE

Thomas D. Lynton NOTARY PUBLIC

My Comm. Exp. Aug. 12, 1980 COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------TEN and no/100----------

----------($10.00)---------- DOLLARS

cash in hand paid by Pete Lunati and wife, Barbara Faye Lunati, and other good and valuable consideration, receipt of which is hereby acknowledged, and the agreement by the said Pete Lunati and wife, Barbara Faye Lunati to assume and agree to pay the unpaid balance of a loan in the original principal amount of $36,500.00 to Shumacher Mortgage Company, Inc., secured by a deed of trust of record in Book 4945, Page 48, Register's Office for Davidson County, Tennessee, payable in conformity with the terms and conditions stated therein.

LEON DENNIS/ HATFIELD AND WIFE, GERALDINE HATFIELD, GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

PETE LUNATI, AND WIFE, BARBARA FAYE LUNATI, GRANTEES

their (his, her, its) heirs, successors 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. 69 on the Plan of Fair Oaks Subdivision, Section 1, of record in Book 4175, Pages 42 and 43, Register's Office for said County.

Said lot no. 69 fronts 80 feet on the southerly side of Delvin Drive and extends back 136.13 feet on the easterly line and 131.62 feet on the westerly line to a dead line in the rear, measuring 70.99 feet thereon.

Being the same property conveyed to Dennis Leon Hatfield, and wife, Geraldine Hatfield, by deed from Harold C. Pierce and wife, Shirley June Pierce, of record in Book 4945, Page 46, Register's Office for Davidson County, Tennessee, subject to:

This conveyance is made subject to the following:

Restrictive covenant contained in instrument of record in Book 4289, Page 198, said Register's Office.

The Plan of record in Book 4175, Pages 42 and 43, said Register's Office, shows an owner's certificate, a 30 foot minimum building setback line from Delvin Drive and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.

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unimproved ( )
This is improved (X) property, known as 241 Delvin Drive, Antioch, Nashville, Tennessee
Number Street City State 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, successors 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 except of record.

AND we, Grantors do(es) 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 successors and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 27 day of Sept, 19 77.

Dennis Leon Hatfield
DENNIS LEON HATFIELD

Geraldine Hatfield
GERALDINE HATFIELD

{STATE OF MISSOURI ; COUNTY OF GREENE } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named DENNIS LEON HATFIELD, AND WIFE, GERALDINE HATFIELD

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Springfield (City) Missouri (State) this 27th day of September 19 77.

My Commission Expires January 2, 1978

Donald E. Woody
Notary Public

DONALD E. WOODY

(AFFIX SEAL)

NOTARY PUBLIC GREENE COUNTY, MO

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title)

OCT 11 77 CONV 39,207.66
OCT 11 77 S TAX 101.92
OCT 11 77 PR FEE B* .50
OCT 11 77 W DEED B* 4.00 * 106.42

of the a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires Notary Public

(AFFIX SEAL)