BOOK 5213 PAGE 282

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
	First Federal Savings & Loan	43-6-31
(NAME)	(NAME) Fourth at Union	11D-61150
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------Ten and No/100 ($10.00) ---------- ---------- DOLLARS

Cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, we

OCT 24 77	CONV	28,750.00			
OCT 24 77	S'TAX		B*	74.62	
OCT 24 77	PR'FEE		B*	.50	
OCT 24 77	W'DEED		B*	4.00	* 79.12

TEDDY DALTON FRAZIER and wife, MYRNA M. FRAZIER

have bargained and sold, and by these presents do transfer and convey unto the said JERRY RAY CAPPS and wife, MARY SUE CAPPS

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. 6 on the Plan of Madison Park, Section I, of record in Book 3106, page 113, Register's Office of Davidson County, Tennessee, described as follows:

Beginning at a point in the west margin of Singer Drive at the corner of Lots Nos. 5 and 6; thence with the line between said lots, westerly 125.9 feet to a point; thence northerly 119 feet to the southerly margin of Anderson Lane; thence with the margin of the same, easterly 87 feet to the beginning of a curve; thence around said curve, southeasterly 39.27 feet to the westerly margin of Singer Drive; thence with the margin of the same, southerly 68 feet to the point of beginning.

Being the same property conveyed to Teddy Dalton Frazier and wife, Myrna M. Frazier, by deed from Gale Mays Woods and wife, Pamela A. Woods, of record in Book 4320, page 902, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements, restrictions, setback lines of record and taxes for the current year applicable to said property.

unimproved ( )
This is improved (X) property, known as 333 Singer Drive (House Number) (Street)
Madison, Tennessee 37115 (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 21 day of October, 19 77.

Teddy Dalton Frazier — TEDDY DALTON FRAZIER

Myrna M. Frazier — MYRNA M. FRAZIER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Jerry Ray Mora, a Notary Public in and for said County and State, the within named TEDDY DALTON FRAZIER and wife, MYRNA M. FRAZIER

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 21st day of October, 1977.

My commission expires 8/13/80 Notary Public Jerry Ray Mora

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 $28,750.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Jerry Ray Capps

Sworn to and subscribed before me
this 21 day of October, 1977.

My commission expires 8/13/80 Notary Public Jerry Ray Mora

This instrument was prepared by:	
Name	Address

This instrument prepared by
STEPHENS, LACKEY AND WAITE
First Federal Building
Nashville, Tennessee 37219

WARRANTY DEED

FROM

TEDDY DALTON FRAZIER and wife,

MYRNA M. FRAZIER

TO

JERRY RAY CAPPS and wife,

MARY SUE CAPPS

E 32631

IDENTIF. REFERENCE

Oct 24 1 45 PM '77

FELIX J. NIKOLICH
DAVIDSON COUNTY

Pioneer National Title Insurance Company
Public Square Building
345 4th Avenue North
NASHVILLE, TENNESSEE 37219