WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October, 19 77

Notary Public at Large

MY COMMISSION EXPIRES: (AFFIX SEAL) Notary Public, State of Tennessee, My Commission Expires July 14, 1978

THIS INSTRUMENT WAS PREPARED BY
TRABER & ROBINSON, ATTORNEYS, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RICHARD A. HALLBERG (NAME)	FIDELITY FEDERAL S & L, ASSOC. (NAME)	75 - 11
640 Highland View Court (STREET ADDRESS OR ROUTE NUMBER)	401 UNION STREET (STREET ADDRESS)	part 17
Hermitage, Tenn. 37076 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TN. 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, KENNETH G. BALDRIDGE AND WIFE, CORA T. BALDRIDGE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD A. HALLBERG unmarried AND ANGELA DOVI ad unmarried

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 DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 435 ON THE PLAT OF HIGHLANDS OF TULIP GROVE, SECTION 2, OF RECORD IN BOOK 4675, PAGE 93, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 435 FRONTS 91.57 FEET ON THE WESTERLY MARGIN OF HIGHLAND VIEW COURT AND EXTENDS BACK 159.13 FEET ON THE SOUTHERLY LINE AND 169.37 FEET ON THE NORTHERLY LINE, TO A LINE ON THE REAR ON WHICH IT MEASURES 56.08 FEET.

BEING THE SAME PROPERTY CONVEYED TO KENNETH G. BALDRIDGE AND WIFE, CORA T. BALDRIDGE BY DEED FROM MARTIN R. BUBIS, TRUSTEE WITH FULL POWER, OF RECORD IN BOOK 5148, PAGE 608, REGISTER'S OFFICE FOR SAID COUNTY.

This is unimproved ( ) improved (X) property, known as 640 Highland View Court (House Number) (Street) Hermitage (P. O. Address) Tennessee (City or Town) 37076 (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 OUR hand S this 27th day of OCTOBER, 19 77

Kenneth G. Baldridge

Cora T. Baldridge

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 KENNETH G. BALDRIDGE AND WIFE, CORA T. BALDRIDGE

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, TN. this 27th day of OCTOBER, 1977

Commission Expires My Commission Expires AUG. 14, 1978

Notary Public at Large

STATE OF
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 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 official seal at office at on this the day of , 19

My commission expires Notary Public

34139

IDENTIF. T REFERENCE

OCT 31 3 48 PM '77

OCT 31 77	CONV	48,500.00		
OCT 31 77	S'TAX		B* 126.10	
OCT 31 77	PR'FEE		B* .50	
OCT 31 77	W'DEED		B* 4.00	* 130.60

WARRANTY DEED

FROM
KENNETH G. BALDRIDGE ET UX

TO
RICHARD A. HALLBERG ET UX

TITLE INSURED BY POLICY NUMBER:

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION NASHVILLE

Title Associates Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York