BOOK 5222 PAGE 610

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

46,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14Th DAY OF NOVEMBER, 19 88.

Notary Public

MY COMMISSION EXPIRES: 2-21-89

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY

THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward G. Snyder (NAME)	Federated Financial Mortgage Corporation (NAME)	20-42786
271 Sailboat Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway, #700 (STREET ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (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 Wayne K. Guessford and wife Nancy A. Guessford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward G. Snyder and wife Lois Louise Snyder

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:

BEING Lot No. 304 on the Plan of Edge-O-Lake Estates, Section 7, as of record in Book 3700, Page 79, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Wayne K. Guessford and wife, Nancy A. Guessford by deed from Lloyd L. Hines and wife, Gertrude M. Hines as of record in Book 4211, Page 469, Register's Office for said County.

THIS conveyance is subject to restrictive covenants of record in Book 4042, Page 720 and any existing easements of record.

This is improved (X) unimproved ( ) property, known as 271 Sailboat Drive (House Number) (Street) Nashville, Tn 37214 (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 our hand this 14th day of November, 19 88

Wayne K. Guessford — Wayne K. Guessford

Nancy A. Guessford — Nancy A. Guessford

BOOK 5222 PAGE 611

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wayne K. Guessford and wife Nancy A. Guessford

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 14th day of NOVEMBER 19 77.

Commission expires 2-21-79

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

WARRANTY DEED

FROM
Wayne K. Guessford

TO
Edward G. Snyder

E 36880

IDENTIF. REFERENCE

Nov 16 8 37 AM '77

FELIX [illegible] REGISTER
DAVIDSON [illegible] TENN.

NOV 16 77	CONV	46,750.00			
NOV 16 77	S'TAX		B*	121.42	
NOV 16 77	PR'FEE		B*	.50	
NOV 16 77	W'DEED		B*	4.00	* 125.92

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238