Address of New Owner	Send Tax Bills To:	Map & Parcel No
Tony Michael Speck 2504 Barclay Drive Nashville, Tennessee 37206	SAME	Map 83-12 Parcel 25

BOOK 5224 PAGE 679

WARRANTY DEED

THIS WARRANTY DEED entered into this 7th day of November, 1977, by and between LINDA FAYE SPECK FREUND, LAURA ANITA SPECK SHARER and TONY MICHAEL SPECK, all being citizens and residents of Davidson County, Tennessee and all being over eighteen (18) years of age:

WITNESSETH:

WHEREAS, Virginia D. Speck is now deceased; and,

WHEREAS, Virginia D. Speck, was survived by the parties hereto, they being her children and her only heirs at law and next of kin; and,

WHEREAS, the said Virginia D. Speck was vested with certain real property in her capacity as Trustee for the exclusive use and benefit of the parties hereto pursuant to and in accordance with a Final Decree of Divorce of record in Civil and Criminal Minute Book 3, page 245, Office of the Clerk of the Circuit Court and General Sessions Court, Robertson County, Tennessee; her deed to said real property being of record in Book 3573, page 143, Register's Office for Davidson County, Tennessee; and

WHEREAS, legal title in and to said real property and sole ownership interest in the fee thereto is now vested in the parties hereto; and

WHEREAS, it is the express intent and desire of all the parties hereto that fee simple title in and to said real property be now vested in Tony Michael Speck as his sole and separate estate;

NOW, THEREFORE, for and in consideration of the sum of ONE DOLLAR ($1.00) cash in hand paid and other good and valuable consideration including love and affection of the grantors herein for the grantee herein, WE, Linda Faye Speck Freund and Laura Anita Speck Sharer have this date bargained and sold, and by these presents do transfer and convey unto the said Tony Michael Speck, his heirs and assigns all of our right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 59 on the Plan of Eastland Acres, Section 1, as of record in Book 2133, page 103, Register's Office for said County.

Said Lot No. 59 fronts 75 feet on the southwesterly side of Barclay Drive and extends back 211.6 feet on the northwesterly line and 219.2 feet on the southeasterly line to a dead line, measuring 75.5 feet thereon.

Being the same property conveyed to Virginia D. Speck, Trustee by deed from Arnett T. Brawner, et ux, Pauline McDonald Brawner of record in Book 3573, page 143, Register's Office for Davidson County, Tennessee, and being conveyed pursuant to and in accordance with a Final Decree of Divorce of record in Minute Book 3, page 245, Office of the Clerk of the Circuit Court and General Session Court, Robertson County, Tennessee.

This is improved property, known as 2504 Barclay Drive, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Tony Michael Speck, his heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as appears of record. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Tony Michael Speck, his heirs and assigns, against the lawful claims of all persons.

John Freund and Ron Sharer, husbands of Linda Faye Speck Freund and Laura Anita Speck Sharer, respectively join in this conveyance for the purpose of conveying any and all right, title and interest they may have in said property.

WITNESS OUR HANDS this 7th day of November, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

E 37846

T
IDENTIF. REFERENCE

Nov 21 9 43 AM '77

Linda Faye Speck Freund
Linda Faye Speck Freund

John L. Freund
John Freund

Laura Anita Speck Sharer
Laura Anita Speck Sharer

Ron Sharer
Ron Sharer

Tony Michael Speck
Tony Michael Speck

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Janet P. Wasson a Notary Public in and for said County and State, Linda Faye Speck Freund, John Freund, Laura Anita Speck Sharer, Ron Sharer, and Tony Michael Speck, the within named 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 223 Madison Street, Suite 108, Madison, Tennessee this 7 day of November, 1977.

Janet P Wasson
Notary Public

JANET P. WASSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

CONV 11,805.33
S'TAX B* 30.66
FEE B* .50
W'DEED B* 6.00 * 37.18

STATE OF TENNESSEE
COUNTY OF DAVIDSON

No monetary consideration is being exchanged for this conveyance. The actual value of the interest herein conveyed according to Metro appraisal is $11,805.33.

Thomas M. Black
Affiant

Subscribed and Sworn to before me this 7th day of November, 1977.

Carolyn F. Mahoney
Notary Public

My Commission Expires: 3/15/81

CAROLYN F. MAHONEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument prepared by:

Thomas M. Black, Attorney
223 Madison Street
Madison, Tennessee 37115