WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
	First Federal Savings and Loan	6DU-29960
(NAME)	(NAME)	
	Union at Fourth	147-5-247
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------
---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged

We, James F. Austin and wife, Janice C. Austin,

have this day bargained and sold, and do hereby transfer and convey unto the said

Charles L. Porter and wife, Dorothy Ann Porter,

their ~~XXXXXX~~ *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 109 on the Plan of Caldwell Country Estates, Section 2, of record in Book 2663, page 128, Register's Office for said County, and amended by instrument of record in Book 3096, page 10, said Register's Office.

Said Lot No. 109 fronts 175 feet on the south side of Timberdale Court and runs back 282 feet on the west line and 243.2 feet on the east line to a dead line in the rear on which it measures 134.69 feet.

Being the same property conveyed to James F. Austin and wife, Janice C. Austin, by deed from Raymond J. Kaiser and wife, Carol L. Kaiser, of record in Book 3789, page 867, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $53,500.00

Subscribed and sworn to before me, this the 23rd day of November 1977

Affiant

My commission expires: 10-12-81 (Affix Seal)

Notary Public

This is improved (XX) unimproved ( ) property, known as 335 Timberdale Court, Nashville, Tennessee 37211.
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Charles L. Porter and wife, Dorothy Ann Porter, their ~~XXXXXX~~,

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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Charles L. Porter and wife, Dorothy Ann Porter, their
~~XXXXX~~ *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 23rd *day of* November, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James F. Austin

Janice C. Austin

This Instrument Was Prepared By

Phillip Saindon (amp)

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

BOOK 5226 PAGE 579

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* James F. Austin and wife, Janice C. Austin,

..... *the within named 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* 23rd *day of* November, *19* 77

Bobbie N. Murphy
Notary Public

Commission expires 10-19-81

NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *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* ....*of the* ..... *the within named bargainor, a corporation, and that* ....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires.....

NOV25'77 CONV 53,500.00
NOV25'77 S'TAX B* 139.10
NOV25'77 PR'FEE B* .50
NOV25'77 W'DEED B* 4.00 * 143.60

WARRANTY DEED

FROM
JAMES F. AUSTIN, ET UX

TO
CHARLES L. PORTER, ET UX

E 38673.

IDENTIF. REFERENCE

Nov 25 1 19 PM '77

FELIX ... DAVI... ...TER

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON