BOOK 5231 PAGE 52

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00

Affiant Gregory C. Greene

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6TH DAY OF DECEMBER, 19 77

Notary Public

MY COMMISSION EXPIRES: 2-21-79

(AFFIX SEAL)

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 |
|---|---|---|
| Gregory C. Greene (NAME) | Federated Financial Mortgage Corporation (NAME) | 10D-16070 |
| 438 Greer Road (STREET ADDRESS OR ROUTE NUMBER) | 1000 Circle 75 Parkway, #700 (STREET ADDRESS) | MAP 11 |
| Goodlettsville, TN 37072 (CITY) (STATE) (P. O. ZIP) | Atlanta, GA 30339 (CITY) (STATE) (ZIP) | PARCEL 69 |

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 Billy Joe Eaves and wife Marianne Sue Eaves

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory C. Greene, 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:

A Tract of land in the 10th Civil District of said County, described according to a survey by John Kohl, licensed Surveyor, dated December 2, 1977, as follows:
BEGINNING at an iron spike set in the center of Greer Road, the southwest corner of the tract of land conveyed to Robert W. Means and wife, by deed of record in Book 3952, Page 116, Register's Office for said County; thence with the center line of said Road, N 86 deg. W 204.5 feet to a point and continuing with said Road N 77 deg. 30 mins. W 105 feet to an iron pike; thence N 10 deg. 30 mins. E 701 feet to a point; thence S 86 deg. 30 mins. E 64 feet to a point, a corner with Robert W. Means'; thence with Means' westerly line, S 9 deg. E 733 feet to the point of beginning.

BEING the same property conveyed to Billy Joe Eaves and wife, Marianne Sue Eaves by deed from Mrs. Betty Jean Vick LaRue White, formerly Betty Jean Vick LaRue and Mrs. Viola Charlene LaRue Felton of record in Book 4898, Page 728, Register's Office for said County.

THIS conveyance is subject to any existing easements of record.

This is unimproved ( ) improved (XX) property, known as 438 Greer Road (House Number) (Street) Goodlettsville, TN 37072 (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 hands this 6th day of December, 19 77

Billy Joe Eaves Billy Joe Eaves

Marianne Sue Eaves Marianne Sue Eaves

BOOK 5231 PAGE 53

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Billy Joe Eaves and wife Marianne Sue Eaves

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 6TH day of DECEMBER, 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 Billy Joe Eaves

TO Gregory C. Greene

E 40708

IDENTIF. REFERENCE

DEC 8 8 41 AM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

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

| | | | | | |
|---|---|---|---|---|---|
| DEC-87 | CONV | 36,000.00 | | | |
| DEC-87 | S'TAX | | B* | 93.60 | |
| DEC-87 | PR'FEE | | B* | .50 | |
| DEC-87 | W'DEED | | B* | 4.00 | * 98.10 |