WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ben W. Davidson (NAME)	Same (NAME)	Map 42-1
Fonnic Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 28
Nashville Tenn. 37207 (CITY) (ZONE) (STATE)	(CITY) (ZONE) (STATE)	11D-4/551

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, Orlin J. Prosser and wife, Margit Prosser

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

Ben W. Davidson and wife, Geraldine B. Davidson,

their (~~XXXX~~), *heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 30 on a Resubdivision of certain lots of Ozark Hills, as of record in Book 4300, page 57, Register's Office for said County.

Said Lot No. 30 fronts 170.0 feet on the easterly side of Fonnic Drive, and extends back 364.19 feet on the northerly line and 389.45 feet on the southerly line, to a line in the rear on which it measures 108.41 feet.

Being part of the property conveyed to Orlin J. Prosser and wife, Margit Prosser by deed from James W. Blair and wife, Betty E. Blair of record in Book 4753, page 653, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 3920, page 37; setback lines and easements shown on Plan of record in Book 4300, page 57, all in said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 8,000.00

Affiant

Subscribed and sworn to before me, this the 4th day of January, 19 78

My commission expires 11-12-78 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (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

Ben W. Davidson and wife, Geraldine B. Davidson

their (~~XXXXX~~),

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*

Ben W. Davidson and wife, Geraldine B. Davidson, their (~~XXXXX~~), *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S this 4th *day of* January, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

This Instrument Was Prepared By
Dewey W Pedigo
Of The Law Firm Pedigo & Swindon
Stahlman Building, Nashville, Tennessee

Orlin J Prosser
Margit Prosser

BOOK 5240 PAGE 58

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Dewey W. Pedigo, *a Notary Public in and for said County and State,* Orlin J. Prosser and wife, Margit Prosser, *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* 4th *day of* January, *19* 78

Dewey W. Pedigo
Notary Public

Commission expires 11-12-78

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 .....

JAN-4 78	CONV	*8,000.00			
JAN-4 78	S'TAX		B*	20.80	
JAN-4 78	PR'FEE		B*	.50	
JAN-4 78	W'DEED		B*	4.00	* 25.30

WARRANTY DEED

FROM
ORLIN J. PROSSER, ET UX
TO
BEN W. DAVIDSON, ET UX

E 44656

IDENTIF. REFERENCE

JAN 4 1 46 PM '78

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

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON