This instrument prepared by Thomas M. Black, Attorney at Law, 223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED Mail BOOK 5240 PAGE 814

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ERNEST E. HYNE, ET UX	Security Federal Savings	34-13
(NAME) 833 Otter Creek Rd	(NAME) PO Box 15917	Pars - 110
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tn 37220	(STREET ADDRESS) Nashville, Tn 37215	+ 112
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of -------TEN AND 00/100---------- ----------($10.00)---------- *Dollars,*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, including the Grantees assuming two certain unpaid indebtednesses of record in Book 5172, page 558, and Book 5172, page 562, Register's Office for Davidson County, Tennessee, which Grantees promise to pay and agree to hold Grantors harmless from same,

TOMMY FAWBUSH AND WIFE, LOLA JEAN FAWBUSH, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said ERNEST E. HYNE AND WIFE, KATHRYN M. HYNE, hereinafter referred to as Grantees, their

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lots Nos. 20 and 22, Block B on the Plan of Eastlawn of record in Book 547, page 153 and 154, Register's Office for said County, described as follows:
Said Lot No. 20 fronts 68 feet on the southerly margin of Wellworth Street and extends back 177.34 feet on the westerly line and 149.00 feet on the easterly line to a line in the rear measuring 73.60 feet thereon.
Said Lot No. 22 fronts 50 feet on the southerly margin of Wellworth Street and extends back 128.32 feet on the westerly line and 107.66 feet on the easterly line to a line in the rear measuring 54.10 feet thereon.

Being a portion of the same property conveyed to Tommy Fawbush and wife, Lola Jean Fawbush, by deed from Pat Davis and wife, Christine G. Davis, of record in Book 5093, page 916, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,857.17

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

Affiant: Ernest E. Hyne

My commission expires: 3/15/81 (Affix Seal)

Notary Public: Carolyn T. Mahoney

This is unimproved ( ) improved (XX) property, known as 162, 164, 172, 174 Wellworth Street, Nashville, Tennessee
(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 Grantees, their (successors),

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 for taxes for 1978 which are assumed by Grantees.

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

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 4th *day of* January, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ernest E. Hyne

Kathryn M. Hyne

BOOK 5240 PAGE 815

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TOMMY FAWBUSH AND WIFE, LOLA JEAN FAWBUSH 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.

CAROLYN MAHONEY NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE STATE OF TENNESSEE

Witness my hand and official seal at Madison Tennessee this 4th day of January, 19 78.

Carolyn F. Mahoney Notary Public

Commission expires 3/15/81

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-6 78	CONV	52,857.17			
JAN-6 78 S'TAX			B*	137.54	
JAN-6 78 PR'FEE			B*	.50	
JAN-6 78	W'DEED		B*	4.00	* 142.04

WARRANTY DEED

FROM

TOMMY FAWBUSH, ET UX

TO

ERNEST E. HYNE, ET UX

E 44986

IDENTIF. REFERENCE

JAN 6 10 11 AM '78

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

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115