BOOK 5241 PAGE 235

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

23,900 00

Charles Steward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF JANUARY, 1978.

Notary Public

MY COMMISSION EXPIRES: 2-21-82

(AFFIX SEAL)

Mail

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
Charles D. Steward (NAME)	Federated Financial Mortgage Corporation (NAME)	15DZ-18935
1414-B Norvel Avenue (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway, #700 (STREET ADDRESS)	MAP 61-15
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (CITY) (STATE) (ZIP)	PARCEL 264

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 Milton Merry and wife Maude Merry

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles D. Steward and wife Mary J. Steward

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:

LAND in Davidson County, Tennessee, being the west 20 feet front and 20 feet 2 inches rear of Lot No. 44 and the east 40 feet front and 40 feet 3 inches rear of Lot No 45 on the Plan of M. N. Young's Inglewood Annex as of record in Book 547, Page 197, Register s Office for said County.
Said parts of lots adjoin and front together 60 feet on the southerly side of Norvel Avenue and runs back between lines, 205 feet on the easterly line of part of Lot No. 44, and 211 2 feet on the westerly line of part of Lot No. 45 to a dead line in the rear measuring 60 5 feet thereon
BEING the same property conveyed to Milton Merry and wife, Maude Merry be deed from William F. Dill and wife, Ann L. Dill of record in Book 4523, Page 625, Register s Office for said County.

THIS conveyance is subject to any existing easements of record.

This is improved (XX) unimproved ( ) property, known as 1414-B Norvel Avenue (House Number) (Street) Nashville, TN 37216 (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 3RD day of JANUARY, 1978

Milton Merry Milton Merry

Maude Merry Maude Merry

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Milton Merry and wife Maude Merry

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 3RD day of JANUARY, 19 78

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 upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ 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
Milton Merry

TO
Charles D. Steward

E 45203

IDENTIF. REFERENCE

JAN 9 9 32 AM '78

FEE & REGISTER
DAVIDSON COUNTY

JAN-9 78	CONV	23,900.00			
JAN-9 78	S'TAX		B*	62.14	
JAN-9 78	PR'FEE		B*	.50	
JAN-9 78	W'DEED		B*	4.00	* 66.64

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