Mail TO 122 4th Ave SO
Nashville Tenn
37201
ATT: J.J. Sanders Jr

BOOK 5245 PAGE 744

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

John W. Gullett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 19 78.

Campbell Brown
Notary Public

MY COMMISSION EXPIRES: My Commission Expires SEPT 7, 1980
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles C. Brown, Atty, Third National Bank Bldg., Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James J. Sanders, Jr. et ux (NAME)	(same) (NAME)	117-5-112
3701 Woodmont Blvd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, United American Bank of Nashville

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James J. Sanders, Jr. and wife, Wynelle R. Sanders

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:

Being Lots Nos. 9, 10, 11 and 12, of Block "A" on the Map of a Revision of Block "A" of Life & Casualty Insurance Company's Woodmont Boulevard Tract, as shown on an unrecorded copy of a survey thereof made March 1, 1941, which said lots are the same as shown on the Plan of record in Book 843, page 102. Said lots adjoin and front together 105 feet on the southerly side of Woodmont Boulevard and run back between lines, 150 feet, Lot No. 12 running back along the westerly margin of Foxhall Road, to a dead line in the rear, measuring 103.9 feet thereon.

Being the same property conveyed to United American Bank of Nashville by Foreclosure Deed of record in Book 5176 page 928 Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3701 Woodmont Boulevard, Nashville, Tennessee
(House Number) (Street) (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 my hand this 20th day of January, 19 78

United American Bank of Nashville

BY [signature]

Title: Vice-President

BOOK 5245 PAGE 745

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19__.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Jan Richardson, a Notary Public within and for the State and County aforesaid, personally appeared Jerry T. Mason and ---------- with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the Vice-President and ---------- respectively of the United American Bank of Nashville the within named bargainor, a corporation, and that (he) (they) as such Vice-President 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 Vice-President as such Vice-President, and attesting the same by the said ---------- as such ----------.

Witness my hand and official seal at office at Nashville Tennessee on this the 20th day of January, 19: 78.

My commission expires 8-26-80

Jan Richardson
Notary Public

WARRANTY DEED

FROM

TO

E 4 7 3 1 7

IDENTIF. REFERENCE

JAN 24 1 37 PM '78

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN 24 78	CONV	60,000.00			
JAN 24 78	S'TAX		B*	156.00	
JAN 24 78	PR'FEE		B*	.50	
JAN 24 78	W'DEED		B*	4.00	* 160.50