BOOK 5252 PAGE 745

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February, 19 78.

Notary Public

MY COMMISSION EXPIRES: 10-1-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FRANK M. NEWMAN, Atty., 2623 Lebanon Rd., Donelson, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Joseph Stephens (NAME)	Home Federal Sav. & Loan Assn (NAME)	136-13
214 Sailboat Drive (STREET ADDRESS OR ROUTE NUMBER)	230 4th Ave. N. (STREET ADDRESS)	76 Js
Nashville, Tenn. 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (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, KENNETH P. NEIL and wife PAULA M. NEIL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOSEPH STEPHENS and wife BETTY STEPHENS

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 Lot No. 558 on the Plan of Edge-O-Lake, Section 13, as of record in Book 4175, Page 33 in the Register's Office for said County.

Said Lot No. 558 fronts 80 feet on the easterly side of Sailboat Drive and extends back 153.40 feet on the southerly line and 150.15 feet on the northerly line, to a dead line, measuring 87.85 feet thereon.

Being the same property conveyed to Kenneth P. Neil and wife Paula M. Neil by deed from John D. Locklear and wife Mary A. Locklear as of record in Book 5017, Page 443 in the Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 214 Sailboat Drive, Nashville, Tennessee 37217
(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 our hands this 9th day of February, 19 78

Kenneth P Neil

Paula M Neil

~~STATE OF TENNESSEE~~
~~XXXXXXXXXXXXXXX~~ STATE OF KENTUCKY) BOOK 5252 PAGE 746
~~XXXXXXXXXXXXXXX~~ COUNTY OF JEFFERSON)

Personally appeared before me, Patricia M. Churchman, a Notary Public in and for said County and State, the within named KENNETH P. NEIL & wife PAULA M. NEIL

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 Louisville, ~~Tennessee~~ Ky., this 9th day of Feb. 1978

Commission expires Notary Public, Jefferson County, Ky. My Commission expires Feb. 18, 1980

Patricia M Churchman
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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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
KENNETH P. NEIL ET UX

TO
JOSEPH STEPHENS ET UX

E 5 0 5 6 7

IDENTIF. REFERENCE

FEB 14 2 58 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB 14 78	CONV	43,000.00			
FEB 14 78	S'TAX		B*	111.80	
FEB 14 78	PR'FEE		B*	.50	
FEB 14 78	W'DEED		B*	4.00	* 116.30