BOOK 5253 PAGE 585 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February, 19 78

Notary Public

MY COMMISSION EXPIRES: [illegible] 27, 1980

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary W. Preston (NAME)	Fidelity Federal Savings & Loan (NAME)	Map 104-11
2510 Barton Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 155 JS
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	24W-7125

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, JAMES SANDLIN AND WIFE, SUSAN SANDLIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GARY W. PRESTON AND WIFE, GAIL ELLEN PRESTON

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. 40 on the Plan of Bransford Realty Company's Subdivision of the Edgar Jones Home-Place as of record in Book 421, page 7, said Register's Office.

Said Lot No. 40 fronts 60 feet on the northerly side of Barton Avenue and runs back between parallel lines 185 feet to an alley.

Being the same property conveyed to James Sandlin and wife, Susan Sandlin by deed from Betty Doak Elder, of record in Book 4415, page 801, Register's Office for Davidson County, Tennessee.

It is agreed and understood that James H. Sandlin and James Sandlin are one and the same person.

This is { unimproved / improved } property, known as 2510 Barton Avenue, Nashville, Tennessee 37212
(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 hand s this 16th day of February, 1978

James H Sandlin
James Sandlin

Susan Sandlin
Susan Sandlin

STATE OF TENNESSEE
Davidson County

BOOK 5253 PAGE 586

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Sandlin and wife, Susan Sandlin

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 16th day of February 19 78

Commission expires [illegible] 27, 1980

Gail Crowell
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) (his oath) (himself) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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

112587-5

WARRANTY DEED

FROM
James Sandlin and wife,
Susan Sandlin

TO
Gary W. Preston and wife,
Gail Ellen Preston

E 50959

IDENTIF. REFERENCE

FEB 16 2 37 PM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY LOAN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB16 78	CONV	46,300.00			
FEB16 78	S'TAX		B*	120.38	
FEB16 78	PR'FEE		B*	.50	
FEB16 78	W'DEED		B*	4.00	* 124.88