FORM NO. WD-1

BOOK 5255 PAGE 846

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 24,950.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF FEBRUARY 19 78

Notary Public

MY COMMISSION EXPIRES: 2-15-81

(AFFIX SEAL)

NOTARY PUBLIC STATE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Solomon I. Jenkins (NAME)	Federated Financial Mortgage Corporati (NAME)	MAP 80-12 STA
3208 Crowe Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway Suite 700 (STREET ADDRESS)	PARCEL 8
Nashville, Tn (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga 30339 (CITY) (STATE) (ZIP)	13DA 66120

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, Maynard L. Lemmonds and Robert E. Payne

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Solomon I. Jenkins et ux Carolyn Ann Jenkins

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. 253 on the plan of Section One, Bordeaux Gardens, of record in Book 3300, page 91, Register's Office for said County.

SAID Lot No. 253 fronts 53.0 feet on the easterly margin of Crowe Drive and extends back 121.69 feet on the northerly line and 127.13 feet on the southerly line to a dead line in the rear, measuring 63.51 feet thereon.

BEING the same property conveyed to Maynard L. Lemmonds and Robert E. Payne by deed from Wilkins, Adams, & Weems, Attorneys, a partnership, Substitute Trustee, of record in Book 5236, page 443, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is { } unimproved { X } improved property, known as 3208 Crowe Drive (House Number) (Street) Nashville, Tn (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 21ST day of FEBRUARY, 19 78

Maynard L. Lemmonds

Robert E. Payne

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Maynard L. Lemmonds and Robert E. Payne

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 Goodlettsville, Tennessee, this 21ST day of FEBRUARY, 19 78.

Commission expires 2-15-81

Notary Public

M. E. WEEMS, II NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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) (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

WARRANTY DEED

FROM
Maynard L. Lemmonds

TO
Solomon I. Jenkins

E 5 1 7 8 0

IDENTIF. REFERENCE

FEB 23 11 29 AM '78

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

row 1 box 8 pn

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

FEB23 78	CONV	24,950.00			
FEB23 78	S'TAX		B*	64.74	
FEB23 78	PR'FEE		B*	.50	
FEB23 78	W'DEED		B*	4.00	* 69.24