BOOK 5256 PAGE 630

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
John R. Robinson and wife, Terrie E. Robinson (NAME)	Home Federal Savings & Loan Association (NAME)	142-11
7159 Birch Bark Drive (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue, North (STREET ADDRESS)	#32
Nashville, TN (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37219 (CITY) (ZONE) (STATE)	9D-25490

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to Home Federal Savings & Loan Association, secured by a deed of trust of record in Book 5175, page 837, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith

RICHARD LAMAR BROWN and wife, PATRICIA W. BROWN

have this day bargained and sold, and do hereby transfer and convey unto the said

JOHN R. ROBINSON and wife, TERRIE E. ROBINSON
their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 80 on the Plan of Valley West Section II, as of record in Book 3600, page 86, Register's Office for said County.

Said Lot No. 80 fronts 118 feet on the southeasterly side of Birch Bark Drive and extends back 249.18 feet on the northeasterly line and 123.93 feet on the southwesterly line, to a dead line in the rear on which it measures 160.42 feet.

Being the same property conveyed to Richard Lamar Brown and wife, Patricia W. Brown, by deed from Edward T. Davidson, Jr. and wife, of record in Book 5175, page 835, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 61,800.00

Subscribed and sworn to before me, this the 23rd day of February, 19 78

Affiant

My commission expires: 2/23/81 (Affix Seal)

Notary Public

This is (unimproved ( ) improved (X)) property, known as 7159 Birch Bark Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

JOHN R. ROBINSON and wife, TERRIE E. ROBINSON
their

(successors),

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.,* except for 1978 taxes;deed of trust in BK.5175,p.837 plan of record in BK.3600,p.86;restrictions in BK.3833,p.789

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* JOHN R. ROBINSON and wife, TERRIE E. ROBINSON
their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 23rd *day of* February, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard Lamar Brown

Patricia W. Brown

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. HOGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg a Notary Public in and for said County and State, Richard Lamar Brown and wife, Patricia W. Brown

the within named bargainors, 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 23rd day of February, 19 78.

Gail Pigg Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission expires 2/23/81

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be.....of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

FEB 27 78	CONV	61,800.00			
FEB 27 78	S'TAX		B*	160.68	
FEB 27 78	PR'FEE		B*	.50	
FEB 27 78	W'DEED		B*	4.00	* 165.18

E 5 2 1 6 8

IDENTIF. REFERENCE

FEB 27 8 13 AM '78

REGISTER

WARRANTY DEED

FROM Richard Lamar Brown et ux

TO John R. Robinson et ux

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238