THIS INSTRUMENT PREPARED BY:

ROCHELLE & CALLIS
Attorneys-at-Law
226 Mt. Juliet Road
Mt. Juliet, Tennessee

SEND TAX BILLS TO:
H. L. Montgomery
548 Augusta Dr.
Nashville, Tn
c/o Thomas & Hill
P.O. Box 1833
Charleston, W. Va 25327

DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, including the assumption of an indebtedness owing to Thomas & Hill, Inc., as evidenced by an instrument of record in Book 4643, Page 415, Register's Office of Davidson County, Tennessee, the receipt of all of which is hereby acknowledged, I, JOHN MICHAEL STALLINS, a single man, have this day bargained and sold, and by these presents do hereby bargain, sell, transfer and convey unto H. L. MONTGOMERY and wife, MARTHA MONTGOMERY, their heirs and assigns, the following described property, to-wit:

Being Lot No. 395 on the Plan of Tulip Grove Subdivision, Section 6, of record in Book 4460, Page 19, Register's Office for Davidson County, Tennessee.

Said Lot No. 395 fronts 40.0 feet to a point, thence 60.18 feet on the westerly margin of Augusta Drive, and runs back 137.90 feet on the north sideline, and 138.02 feet on the south sideline, and measures 105.38 feet across the rear lot line.

Being the same property conveyed to John Michael Stallins by deed of record in Book 4643, Page 413, Register's Office of Davidson County, Tennessee.

This is improved property known as 548 Augusta Drive, Nashville, Tennessee, 37207.

TO HAVE AND TO HOLD said property, together with all improvements and appurtenances thereunto belonging unto, H. L. MONTGOMERY and wife, MARTHA MONTGOMERY, as tenants by the entireties, their heirs and assigns, in fee simple, forever.

I COVENANT that I am lawfully seized and possessed of the within conveyed property, that I have a good and lawful right to sell, transfer and convey same, that same is free, clear and otherwise unencumbered, and I will forever warrant and defend the title

40-65794

MAP 75-8
GROUP
PARCEL 96

thereto against the lawful claims of all persons, whomsoever.

TAXES for the current year shall Transferred to Escrow.

POSSESSION to be given on or before March 6, 1978.

WITNESS my hand on this the 2nd day of March, 1978.

John Michael Stallins
JOHN MICHAEL STALLINS

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainor, JOHN MICHAEL STALLINS, with whom I am personally acquainted, and who acknowledges the execution of the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal on this the 2nd day of March, 1978.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

11-20-81

STATE OF TENNESSEE

COUNTY OF WILSON

The actual consideration or value, whichever is greater for this transfer is $47,130.15.

D. L. Montgomery
AFFIANT

Subscribed and sworn to before me on this the 2nd day of March, 1978.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

11-20-81

IDENTIF. REFERENCE

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.
MAR 3 2 47 PM '78

E 53175

MAR-3[illegible] CONV 47,130.1[illegible]
MAR-3[illegible] S'TAX [illegible]* 122.4[illegible]
MAR-3[illegible] PR'FEE [illegible]* .50
MAR-3[illegible] W'DEED [illegible]* 4.00 * 126.96