WARRANTY DEED

BOOK 5262 PAGE 470

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,427.79

Gilbert Swinney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF March, 1978.

Notary Public

MY COMMISSION EXPIRES: 5-18-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William G. Traber, Attorney, 107 Donelson Pike, Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gilbert Swinney (NAME)	First Federal Savings & Loan Assoc. (NAME)	73-7
2704 Donna Hill Drive (STREET ADDRESS OR ROUTE NUMBER)	236 4th Ave. North (STREET ADDRESS)	Par 76 Js
Nashville, TN. (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 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, Paul H. Allen and wife, Rita Porter Allen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gilbert Swinney and wife, Jeanne Swinney

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:

Being Lot No. 355 on the Plan of Sunset View Subdivision, Section VI, as of record in Book 2900, pages 54 and 55, Register's Office for said County.

Said Lot No. 355 fronts 100 feet on the northwesterly side of Donna Hills Drive and runs back 258.2 feet on the southwesterly line and 227.2 feet on the northerly line to a dead line in the rear on whcih it measures 57.6 feet.

Being the same property conveyed to Paul H. Allen and wife, Rita Porter Allen by deed from Charles E. Hall and wife, Jane B. Hall as of record in Book 5065, page 856, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4645, page 600, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is ( ) unimproved (X) improved property, known as 2704 Donnahill Drive, Nashville, TN. 37214
(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 10th day of March, 19 78

Paul H. Allen

Paul H. Allen

Rita Porter Allen (now Rita G. Porter)

Rita Porter Allen

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STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paul H. Allen and wife, Rita Porter Allen (Now Rita G. Porter)

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 10 day of March, 19 78

Commission Expires 5-18-81

Notary Public

STATE OF
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 within named bargainor, a corporation, and that { he / they } as such and , being authorized so to do, executed the foregoing instrument for the purpose 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

E 54800

IDENTIF. REFERENCE

MAR 15 10 40 AM '78

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

MAR 15 78	CONV	42,427.79		
MAR 15 78	S'TAX		B* 110.24	
MAR 15 78	PR'FEE		B* .50	
MAR 15 78	W'DEED		B* 4.00	* 114.74

WARRANTY DEED

FROM Paul H. Allen et ux

TO Gilbert Swinney et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of Title Associates, Inc.

REPRESENTING USLIFE TITLE INSURANCE Company of New York

William G. Traber
P. O. Box 2