FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,450.00

Edward A. Snell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF March 1978.

Notary Public

MY COMMISSION EXPIRES: 11-5-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawyer's Escrow Service, Inc., 300 James Robertson Pky, Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EDWARD A. SNELL, ET UX (NAME)	Guaranty Mortgage Company (NAME)	Map 52-4
Lot 57, Manzano Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 786 (STREET ADDRESS)	Parcel 84
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Brentwood, Tennessee 37027 (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, JACK DRIVER & SONS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD A. SNELL AND WIFE, YVONNE SNELL

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. 57 on the Plan of Arrowhead Estates, Section 2, of record in Book 5050, page 83, Register's Office for Davidson County, Tennessee.

Said Lot No. 57 fronts 60 feet on the southerly line of Manzano Road and extends back 147.90 feet on the easterly line and 172.57 feet on the westerly line to a dead line in the rear measuirng 82.43 feet thereon.

Being part of the same property conveyed to Jack Driver & Sons, Inc. by deed from Driver Investments, a partnership, of record in Book 5115, page 816, Register's Office for Davidson County, Tennessee.

This is (unimproved / improved) property, known as Manzano Road, Madison, Tennessee 37115
(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 my hand this 17th day of March, 19 78

JACK DRIVER & SONS, INC.

BY: Kenneth Driver Treas.

KENNETH DRIVER, TREASURER

STATE OF TENNESSEE
Davidson County

BOOK 5264 PAGE 59

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Kenneth Driver and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the Treasurer and _____ respectively of the Jack Driver & Sons, Inc. the within named bargainor, a corporation, and that (he / they) as such Treasurer 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 Kenneth Driver as such Treasurer, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 17th day of March, 19 78

My commission expires 11-15-80

_____
Notary Public

GLORIA SUE CLARK NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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IDENTIF. REFERENCE

MAR 20 2 35 PM '78

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

MAR 20 78		CONV	31,450.00			
MAR 20 78	S'TAX			B*	81.64	
MAR 20 78	PR'FEE			B*	.50	
MAR 20 78		W'DEED		B*	4.00	* 86.14

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.