FILED [illegible]

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

62,500.00 Murray E. Joiner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17TH DAY OF APRIL 19 78.

Notary Public

MY COMMISSION EXPIRES: 4/25/80

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Murray E. Joiner (NAME)	Federated Financial Mortgage Corporation (NAME)	MAP 42-11 Parcel 94
619 Heritage Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle, 75 Parkway, #700 (STREET ADDRESS)	11D-42486
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (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, Keith W. Wellum and James M. Fischer, Jr., a partnership, and Susan Wellum, and, Mary Virginia Fischer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Murray E. Joiner and wife Nannie Bell Joiner

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. 6 on the plan of Heritage Village, Section 6, as of record in Book 4460, Page 160, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Keith W. Wellum and James M. Fischer, Jr., a partnership by deed from Ervin M. Entrekin, Trustee, as of record in Book 4745, Page 449, Register's Office for said County.

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

This is unimproved { } improved {XX} property, known as 619 Heritage Drive Madison, TN 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 our hand s this 17TH day of APRIL, 19 78

Keith W. Wellum James M. Fischer, Jr.

Susan Wellum Mary Virginia Fischer

Susan Wellum and Mary Virginia Fischer are joining in this conveyance to convey any and all rights they may have. To Said Property

STATE OF TENNESSEE
DAVIDSON County

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Personally appeared before me, Mrs. Wilson D. Smith, a Notary Public in and for said County and State, the within named James M. Fischer, Jr., Keith W Wellum, Susan Wellum and Mary Virginia Fischer

the bargainor, 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 17th day of April 19 78

Commission expires 1'18'82

Mrs Wilson D Smith
Notary Public

STATE OF TENNESSEE
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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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
Keith W. Wellum

TO
Murray E. Joiner

E 6 0 9 2 4

IDENTIF. REFERENCE

APR 20 1 38 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR20 78	CONV	62,500.00		
APR20 78	S'TAX		B* 162.50	
APR20 78	PR'FEE		B* .50	
APR20 78	W'DEED		B* 4.00	* 167.00

Edward Seddon
Attorney-at-Law
1102 Kermit Drive, Suite 203
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