This instrument prepared by:
WILLIAMS SHIELDS & WILDMAN
Attorneys - at - Law
Suite 100, Cumberland Office Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

WARRANTY DEED

BOOK 5278 PAGE 582

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ruby H. Davy	Home Federal Savings & Loan Ass'n	72-3
(NAME)	(NAME)	
1311 Stratford Avenue	230 Fourth Avenue, North	12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN	Nashville, TN	15DZ17655
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00) *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated May 16, 1973 and filed for record May 17, 1973 in the office of recorder of deeds of Davidson County, Tennessee, in Book 4708, Page 128 and note of even date payable to HOME FEDERAL SAVINGS & LOAN ASS'N which debt the grantee herein assumes and agrees to pay as part payment of the purchase price,

We, BENJAMIN CLYDE THOMAS AND WIFE, LINDA G. THOMAS

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

RUBY H. DAVY

her *(successors), heirs and assigns,*

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

Being the westerly 1/2 of Lot No. 258 on the Plan of Inglewood Place, as of record in Plat Book 332, Page 101, Register's Office for Davidson County, Tennessee.

Said westerly part of Lot No. 258 fronts 50 feet on the northerly side of Stratford Avenue and extends back 307.8 feet on the easterly line and 324.8 feet on the westerly line to a line in the rear measuring 52.7 feet thereon.

Being the same property conveyed to Benjamin Clyde Thomas and wife, Linda G. Thomas by deed from Homer E. Benson, Jr. and wife, Mary L. Benson of record in Book 4708, Page 126, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 36,500.00

Subscribed and sworn to before me, this the 26th day of April 19 78

Affiant: Ruby H. Davy

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

Notary Public

This is unimproved ( ) improved (X) property, known as 1311 Stratford Avenue (House Number) (Street) P. O. Address: Nashville (City or Town)

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

Ruby H. Davy

her *(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ruby H. Davy

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

Witness our hand s this 26th day of April, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Benjamin Clyde Thomas

Linda G. Thomas

283

BOOK 5278 PAGE 583

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Benjamin Clyde Thomas & wife, Linda G. Thomas

*the within named 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 Madison, Tennessee, *this* 26th *day of* April, *19*78

Deane G. Fields
Notary Public

Commission expires 2/2/81

DEANE G. FIELDS NOTARY PUBLIC DAVIDSON COUNTY

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 .....

APR 27 78	CONV	34,500.00				
APR 27 78	S'TAX		B*	89.70		
APR 27 78	PR'FEE		B*	.50		
APR 27 78	W'DEED		B*	4.00	*	94.20

WARRANTY DEED

FROM

TO

E 6 2 2 3. 5

IDENTIF. REFERENCE

APR 27 2 15 PM '78

FELIX E. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Lawyers Title of Nashville, Inc.
POST OFFICE BOX 242 • 101 CUMBERLAND STREET
MADISON, TENNESSEE 37115
AREA CODE 615/868-8700

Fields Box 10