WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,906.77

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF June 19 78.

Notary Public

MY COMMISSION EXPIRES: 1-19-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Marbut Glenn Gaston, Jr., Attorney, 2211 Crestmoor Road, Nashville, Tn. 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas B. Hartman, et ux (NAME)	First Federal Savings & Loan Assoc. (NAME)	118-10-62
3403 Springbrook Drive (STREET ADDRESS OR ROUTE NUMBER)	4th at Union (STREET ADDRESS)	16DA-14305
Nashville, Tn. 37204 (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, JACK L. SEYMOUR AND WIFE, MARTHA E. SEYMOUR

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOUGLAS B. HARTMAN AND WIFE, SUE E. HARTMAN

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. 13 on the Plan of Pleasant Valley, as of record in Book 1424, page 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 82.12 feet on the northerly margin of Springbrook Drive, (formerly Greenvale Drive), and extends back 176.9 feet on the easterly line and 263.1 feet on the westerly line, to a line in the rear on which it measures 162.1 feet.

Being all the same property conveyed to Jack L. Seymour and wife, Martha E. Seymour by deed from Christopher Lynn McDonald and wife, Meck S. McDonald as of record in Book 4947, page 259, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the limitations shown on the Plan of record in Book 1424, page 63, Register's Office for said County and to 1978 property taxes which have been prorated this date and the Grantees assume in full.

This conveyance is further subject to and as part of the consideration for this transfer the Grantees do agree to assume and pay the unpaid balance of a certain note in the original principal amount of $27,500.00 payable to the order of First Federal Savings & Loan Association and secured by Deed of Trust of record in Book 4947, page 261, Register's Office for Davidson County, Tennessee, and the Grantors herein transfer and assign all right, title and interest in the escrow account and insurance policy held in connection with said note and Deed of Trust.

This is unimproved ( ) improved (XX) property, known as 3403 Springbrook Drive, Nashville, Tn. 37204
(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 1st day of June, 19 78

Jack L. Seymour
JACK L. SEYMOUR

Martha E. Seymour
MARTHA E. SEYMOUR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Marbut Glenn Gaston, Jr., a Notary Public in and for said County and State, the within named Jack L. Seymour and wife, Martha E. Seymour

the bargainors, 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 1st day of June, 1978

Marbut Glenn Gaston, Jr.
Notary Public

Commission Expires 1-19-81

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 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

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IDENTIF. REFERENCE

JUN 6 11 25 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-6 78	CONV	36,906.77			
JUN-6 78	S'TAX		B*	95.94	
JUN-6 78	PR'FEE		B*	.50	
JUN-6 78	W'DEED		B*	4.00	* 100.44

WARRANTY DEED

FROM

JACK L. SEYMOUR and wife,

MARTHA E. SEYMOUR

TO

DOUGLAS B. HARTMAN and wife,

SUE E. HARTMAN

TITLE INSURED BY POLICY NUMBER:

MGGJr./st

Title Associates, Inc. Livery of Seizin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York