E 71659

BOOK 5299 PAGE 907

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $53000.00

X _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF June, 19 78

_____ Notary Public

MY COMMISSION EXPIRES: _____ 1978

(AFFIX SEAL)

IDENTIF. REFERENCE

JUN 16 3 54 PM '78

This Instrument Was Prepared By
DINNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James C. Hailey Jr. et ux (NAME)	Fidelity Federal (NAME)	95-9
127 Quin Circle (STREET ADDRESS OR ROUTE NUMBER)	401 Union street (STREET ADDRESS)	Par 251
Nashville, Tennessee 37210 (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, Elsie E. Zimmer, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James C. Hailey Jr. and wife, Karen Ann Hailey

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:

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of the W. E. Quin Property, of record in Plat Book 1424, page 111, said Register's Office, described as follows:

Said Lot No. 15 fronts 174.67 feet on the southerly side of Quin Circle and fronts 215.00 feet on the westerly side of Quin Circle, being joined by a curve having a distance of 39.59 feet, and runs back 200.0 feet on the southerly line adn 234.2 feet on the westerly line to a point of intersection.

Being the same property conveyed to Gerald H. Zimmer and wife, Elsie E. Zimmer by deed from William E. Jackson and wife Hazel Jackson, of record in Book 4140, page 130, said Register's Office, the said Gerald H. Zimmer having since died, the property is now vested in Elsie E. Zimmer as the surviving tenant by the entirety.

JUN 16 78	CONV	53,000.00			
JUN 16 78	S'TAX		B*	137.80	
JUN 16 78	PRTEE		B*	.50	
JUN 16 78	W'DEED		B*	4.00	* 142.30

This is unimproved ( ) improved (X) property, known as 127 Quin Circle (House Number) Nashville, Tennessee (Street) 37219 (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 13th day of June, 19 78

Elsie E. Zimmer

Elsie E. Zimmer

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Elsie E. Zimmer un-married

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 Nashville, Tennessee, this 13th day of June 19 78

Commission expires My Commission Expires AUG. 14, 1978

Notary Public at Large

STATE OF TENNESSEE
Davidson 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 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

$53,000.00 112940-3

WARRANTY DEED

FROM

Elsie E. Zimmer, unmarried

TO

James C. Hailey, Jr. et ux

Karen Ann Hailey

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.