04-64-701-0

FORM NO. WD-1

BOOK 5301 PAGE 276

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,500.00

Wallace Earl Siria
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF June 1978.

Audrey G. Kauffman
Notary Public

MY COMMISSION EXPIRES: 4-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
R. KENT WILDMAN, 217 Second Avenue North, Nashville, Tenn 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wallace Earl Siria Etux (NAME)	Security Federal (NAME)	91-16; 77
4505 Elkins Avenue (STREET ADDRESS OR ROUTE NUMBER)	4235 Hillsboro Road (STREET ADDRESS)	
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37215 (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, Theodore Perry Loftis and Wife, Mary Vaughan Loftis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wallace Earl Siria and Wife, Annette Arends Siria

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 the westerly 10 feet of lot No. 404 and the easterly 40 feet of lot No. 406 of Block No. 19 in the Charlotte Park Company's First Addition to Nashville as of record in book 57, page 103, Register's Office for said County.

Said westerly part of lot no. 404 and the easterly part of lot 406, front together 50 feet on the southerly side of Elkins Avenue, formerly Second Avenue and extend back between parallel lones 180 feet to an alley.

Being the same property conveyed to Theodore Perry Loftis etux Mary Vaughan Loftis, by deed from Marion F. Ezell, Etx., of record in Book 4436, Page 588, R.O.D.C.T.

This is unimproved ( ) improved (X) property, known as 4505 Elkins Ave., Nashville, Tennessee
(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 hands this 20th day of June, 1978

Theodore Perry Loftis Mary Vaughan Loftis

THEODORE PERRY LOFTIS MARY VAUGHAN LOFTIS

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 THEODORE PERRY LOFTIS and Wife, MARY VAUGHAN LOFTIS

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 20th day of June, 19 78.

Commission expires 4-18-82

Audrey J. Laughlin
Notary Public

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

WARRANTY DEED

FROM

THEODORE PERRY LOFTIS and Wife, MARY VAUGHAN LOFTIS

TO

WALLACE EARL SIRIA and Wife, ANNETTE ARENDS SIRIA

E 7 2 3 0 5

IDENTIF. REFERENCE

JUN 21 8 39 AM '78

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN21 78	CONV	23,500.00			
JUN21 78	S'TAX		B*	61.10	
JUN21 78	PR'FEE		B*	.50	
JUN21 78	W'DEED		B*	4.00	* 65.60