112956-5

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00

Roy H. Christensen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF June, 1978

Roger K. Gloster
Notary Public

MY COMMISSION EXPIRES: Aug 24 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L.SATURN, Esq. 20th Floor, Firdt Americna Center, Nashville, Tn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy H. Christensen, et ux	Same	145-89 KS
(NAME)	(NAME)	
1805 Tyne Blvd		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37215		
(CITY) (STATE) (P. O. ZIP)	(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, Robert M. Anderson and wife, Emily M. Anderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy H. Christensen and wife, Virginia S. Christensen

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. 2 on the Plan of Tyne Hills Estates, as of record in Book 4175, page 27, Registers Office for said Davidson County, described as follows:

BEGINNING at a point being the corner of Lots 1, 2, and a tract of Land marked Tyne Valley Estates, Section 1 on said plan; thence south 8° 12 ' west 37.7 feet; thence south 2° 20' west 240.0 feet to the corner between Lots Nos. 2 and 3 North 45° 44' west 556.7 feet to the corner of said lots and a tract of land belongong to Robert A. Porter; thence north 25° 53' east 254.7 feet to the beginning, containing 2.55 acres, more or less.

BEING the same porperty conveyed to Robert M. Anderson, Jr. et ux, Emily Munch Anderson by deed from Emily M. Headley as of record in Book 4807, page 355, Registers Office for Davidson County.

This is to certify that Emily M. Anderson and Emily Munch Anderson is one and the same person.

unimproved ( ) This is improved ( ) property, known as 1807 Tyne Blvd., Nashville, Tennessee 37215
(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 19 day of June, 19 78

X [signature] X Emily Munch Anderson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Roger K. Yates, a Notary Public in and for said County and State, the within named Robert M. Anderson, Jr. and wife, Emily Nunch Anderson

the 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 Nashville, Tennessee, this 19th day of June, 1978.

Commission expires Aug 14, 1978

Roger K. Yates
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

112956-5

WARRANTY DEED

FROM
Robert Anderson

TO
Roy H. Christensen and wife
Virginia S. Christensen

E 7 2 4 4 1

IDENTIF. REFERENCE

JUN 21 11 12 AM '78

FELIX Z. WILCOXEN REGISTER
DAVIDSON COUNTY, TENN.

LOAN ASSOCIATION OF NASHVILLE
FIDELITY FEDERAL SAVINGS AND

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN 21 78	CONV	90,000.00 } 145,000.00			
JUN 21 78	CONV	55,000.00 }			
JUN 21 78	S'TAX		B*	377.00	
JUN 21 78	PR'FEE		B*	.50	
JUN 21 78	W'DEED		B*	4.00	* 381.50