BOOK 5302 PAGE 723

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
ALMA BILES (NAME)	First Federal Savings & Loan (NAME)	OH-16172
824 Forest Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS)	160-2-48
NASHVILLE TN. 37220 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged;

we,

DOUGLAS H. CESER and wife, BEULAH B. OESER,

have bargained and sold, and by these presents do transfer and convey unto the said ALMA BILES,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 171 on the Plan of Oak Hill Estates, Section I, as of record in Book 3700, page 118, 119 and 120, Register's Office for Davidson County, Tennessee.

Said Lot No. 171 fronts 140.00 feet on the northerly side of Forest Hills Drive and extends back between lines, measuring 451.25 feet on the easterly line and 426.95 feet on the westerly line to a line in the rear on which it measures 263.89 feet thereon.

Being the same property conveyed to Douglas H. Oeser and wife, Beulah B. Oeser by deed from J. B. Downey, Trustee, of record in Book 4159, page 993, Register's Office for Davidson County, Tennessee.

JUN 23 78	CONV	81,900.00			
JUN 23 78	S'TAX		B*	212.94	
JUN 23 78	PR'FEE		B*	.50	
JUN 23 78	W'DEED		B*	4.00	* 217.44

This conveyance is subject to easements, restrictions, set-back lines of record, and taxes for the current year, applicable to said property.

unimproved ( )
This is improved (X) property, known as 824 Forest Hills Drive (House Number) (Street)
Nashville, Tennessee 37220 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 15 day of June, 19 78.

Douglas H. Oeser — DOUGLAS H. OESER

Beulah B. Oeser — BEULAH B. OESER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5302 PAGE 724

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Douglas H. Oeser and wife, Beulah B. Oeser,

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 23 day of June, 1978.

My commission expires 1-18-82 Notary Public M. D. Higgins

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 81,900.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

✓ Alma Biles

Sworn to and subscribed before me, this 23rd day of June, 1978.

My commission expires 8-30-80 Notary Public B. Golden

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

This instrument was prepared by:	
Name	Address

This instrument prepared by
STEPHENSON AND LACKEY
First Federal Building
Nashville, Tennessee 37219

WARRANTY DEED

FROM DOUGLAS H. OESER and wife, BEULAH B. OESER

TO ALMA BILES

E 7.2950

IDENTIF. REFERENCE

JUN 23 2 48 PM '78

FELIX Z. [illegible]
DAVID [illegible]

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219