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 $ 45,000.00

David R. Fister
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 1978.

Notary Public

MY COMMISSION EXPIRES: 3-8-82

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, WEEMS AND SPICER ATTORNEYS AT LAW
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David R. Fister et ux (NAME)	First Federal Savings & Loan (NAME)	24W 08080
2534 Blair Blvd. (STREET ADDRESS OR ROUTE NUMBER)	236 Fourth Avenue North (STREET ADDRESS)	
Nashville, TN. 37212 (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, Rebecca MacDavis and James K. Trigg

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David R. Fister and wife, Deborah L. Fister

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. 134 on the plan of Bransford Realty Company's Subdivision of the Edgar Jones Home Place, of record in Book 421, page 7, Register's Office for said County.

SAID Lot No. 134 fronts 60 feet on the northerly margin of Blair Boulevard, formerly Long Avenue, and extends back 156.9 feet on the westerly line to a 15 foot alley in the rear, measuring 60 feet thereon.

BEING the same property conveyed to Rebecca MacDavis, unmarried by deed from William B. Durham and wife, Frances S. Durham, of record in Book 4756, page 49, Register's Office for said County. The said Rebecca MacDavis subsequently created a joint tenancy with right of survivorship in herself and Thomas D. McKinney by an instrument of record in Book 4778, page 340, said Register's Office. The said Rebecca MacDavis and the said Thomas D. McKinney subsequently conveyed a life estate interest in one half of the premises to James K. Trigg, by an instrument of record in Book 4856, page 273, said Register's Office. The said Thomas D. McKinney reconveyed his interest therein to the said Rebecca MacDavis by an instrument of record in Book 4951, page 330, said Register's Office.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to First Federal Savings and Loan Association of record in Book 4756, page 51, said Register's Office and also that the escrow account in connection with the aforesaid deed of trust is hereby transferred*

This is unimproved ( ) improved (X) property, known as 2534 Blair Blvd. Nashville, TN. 37212
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

* to said Grantees.

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 30th day of June, 19 78

Rebecca MacDavis

Rebecca MacDavis

James K. Trigg

James K. Trigg

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 Rebecca MacDavis and James K. Trigg

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 30th day of June, 1978

Commission expires March 8, 1980

John R. Drew
Notary Public

JOHN R. DREW NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
Rebecca MacDavis and
James K. Trigg

TO
David R. Fister and wife,
Deborah L. Fister

E 74565

IDENTIFICATION REFERENCE

JUL 3 10 24 AM '78

FELIX Z. DALTON REGISTER
DAVIDSON COUNTY, TENN.

EGH

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

JUL-3[78]	CONV	45,000.00			
JUL-3[78]	S'TAX		B*	117.00	
JUL-3[78]	PR'FEE		B*	.50	
JUL-3[78]	W'DEED		B*	4.00	* 121.50