This Instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5306 PAGE 846

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Fred W. Hahn et ux	SAME	Map 131-1B
(NAME)	(NAME)	
19 Redbud Dr.		Parcel 139
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Fred W. Hahn and wife, Mary Nelle Hahn and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Mary Melissa Moss and Billie Moss Brown

have this day bargained and sold, and do hereby transfer and convey unto the said Fred W. Hahn and wife, Mary Nelle Hahn,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Redbud, a Planned Residential Development, of record in Book 4675, page 137, as amended in Book 4910, page 872, Register's Office for said County, together with the appurtenant interest in the common and limited common areas as shown on said Plan, to which reference is hereby made.

Being the same property conveyed to Mary Melissa Moss and Billie Moss Brown by deed from Creason Clayton and wife, Gania Rose Clayton, of record in Book 5024, page 909, said Register's Office.

This conveyance is subject to covenants, conditions, and restrictions of record in Book 4845, page 935, said Register's Office, amendments to plan of record in Book 4675, page 137, said Register's Office, as contained in instruments of record in Book 4910, page 872, said Register's Office; Book 4937, page 346, said Register's Office; Book 4953, page 846, said Register's Office and Book 5003, page 925, said Register's Office, conveyance of water and sewer lines to Metro of record in Book 4931, page 210, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $115,000.00

Subscribed and sworn to before me, this the 30th day of June 1978

Affiant

My commission expires: 1-18-82 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as #19 Redbud Drive (House Number) Nashville, Tennessee (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Fred W. Hahn and wife, Mary Nelle Hahn,

their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1978 taxes which are prorated and assumed by the purchasers.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Fred W. Hahn and wife, Mary Nelle Hahn,

their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 30th day of June, 19 78 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Melissa Moss — Billie Moss Brown

Mary Melissa Moss

Billie Moss Brown

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Doris E. Moss, *a Notary Public in and for said County and State,* Mary Melissa Moss and Billie Moss Brown

the within named 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, *19* 78

Doris E. Moss
Notary Public

NOTARY PUBLIC AT LARGE

Commission expires 1-18-82

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

JUL-3 78	CONV	90,000.00			
JUL-3 78	CONV	25,000.00			
JUL-3 78	S'TAX		B*	299.00	
JUL-3 78	PR'FEE		B*	.50	
JUL-3 78	W'DEED		B*	4.00	* 303.50

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
Mary Melissa Moss et al

TO
Fred W. Hahn et ux

D-234762

E 7.4.7.1.7.

IDENTIF. REFERENCE

Jul 3 3 33 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238