FORM NO. WD-1

BOOK 5309 PAGE 107

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF JULY, 1978.

Notary Public

MY COMMISSION EXPIRES: 6-2-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary W. Benz (NAME)	Exchange Bond & Mortgage Corporation (NAME)	15DZ 35550
4115 Moss Rose Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, NE (STREET ADDRESS)	62-13
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30341 (CITY) (STATE) (ZIP)	89

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, Doyle L. Neeley et ux Emma K. Neeley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary W. Benz, unmarried

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. 21 on the Plan of George I. Waddey's Riverbluff Subdivision, of record in Plat Book 843, Page 101, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Doyle L. Neeley and wife, Emma K. Neeley by deed from Joel C. Stone and wife, Martha Jean Stone, of record in Book 3977, Page 593, said Register's Office.

A 20 foot sewers and/or storm drainage easement and a 10 foot temporary construction easement is recorded in Book 4192, Page 123, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is { unimproved / XX improved } property, known as 4115 Moss Rose Drive (House Number) (Street) Nashville, TN 37216 (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 7TH day of JULY, 19 78

Doyle L. Neeley — Doyle L. Neeley

Emma K. Neeley — Emma K. Neeley

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Doyle L. Neeley et ux Emma K. Neeley

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 7TH day of JULY, 19 78

Commission expires 6-28-81

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

E 75733

WARRANTY DEED

FROM Doyle L. Neeley

TO Gary W. Benz

IDENTIF. REFERENCE

JUL 10 11 40 AM '78

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

title escrow, inc.
211 fortune building 1
311 plus park boulevard
nashville, tennessee 37217
Mail Box #12

JUL 10 78	CONV	25,900.00			
JUL 10 78	S'TAX		B*	67.34	
JUL 10 78	PR'FEE		B*	.50	
JUL 10 78	W'DEED		B*	4.00	* 71.84