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

WARRANTY DEED

BOOK 5309 PAGE 139

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Eugene C. Cheatham et ux	Mercantile Mortgage Company	Map 105-1
(NAME)	(NAME)	Parcel 161
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(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 Eugene C. Cheatham and wife, Karyn F. Cheatham and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Leo R. Donaldson and wife, Sherran Donaldson

have this day bargained and sold, and do hereby transfer and convey unto the said Eugene C. Cheatham and wife, Karyn F. Cheatham, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot no. 74 in B. F. Shield's and wife's Heirs Plan of Lots , as of record in Book 57, page 31, Register's Office for said County.

Said Lot No. 74 fronts 50.5 feet on the easterly side of 15th Avenue South, formerly Bowles Avenue, and runs back between lines 141.1 feet to an alley and shows 50.45 feet on said alley.

Being the same property conveyed to Leo E. Donaldson and wife, Sherran Donaldson by deed from Robert B. Jordan and wife, Addie D. Jordan, of record in Book 4792, page 301, said Register's Office, Leo R. Donaldson and Leo E. Donaldson are one and the same person.

JUL 10 CONV 30,300.00
JUL 10 S'TAX B* 78.78
JUL 10 PR'FEE B* .50
JUL 10 D'EED B* 4.00 * 83.28

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 30,300.00

Subscribed and sworn to before me, this the 30th day of June 19 78

Affiant Eugene C. Cheatham

My commission expires: 4/10/82 (Affix Seal)

Notary Public Nancy L. Yak

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 1002 15th Avenue South (House Number) (Street) Nashville, Tennessee 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 Eugene C. Cheatham and wife, Karyn F. Cheatham, 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* Eugene C. Cheatham and wife, Karyn F. Cheatham, 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.*

X Leo R. Donaldson
Leo R. Donaldson

Sherran Donaldson
Sherran Donaldson

State of Ohio

~~STATE OF TENNESSEE~~ }
~~COUNTY OF DAVIDSON~~ }
County of Summit } ss

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Personally appeared before me, Robert J. Horning, *a Notary Public in and for said County and State,* Leo R. Donaldson and wife, Sherran Donaldson

the within named 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* 30th *day of* June, *19* 78

Robert J. Horning *Notary Public*

Commission expires Notary Public, State of Ohio, My Commission Expires Oct. 21, 1983

SUMMIT COUNTY, OHIO

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 .....

CHICAGO TITLE INS. CO.
FIRST AMERICAN CE[illegible]
NASHVILLE, TENN. 37[illegible]
834547

WARRANTY DEED

FROM
Leo R. Donaldson et ux

TO
Eugene Cheatham et ux

E 7 5 7 4 7

IDENTIF. REFERENCE

JUL 10 12 30 PM '78

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

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238