ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Bryant E. Landis Edward L. Niebruegge (NAME)	Same as new owner (NAME)	Map 93-4
220 Engel Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 27
Goodlettsville, Tenn. 37072 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00----------
TEN AND NO/100----------DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged; and the assumption by said Grantees of the payment of a note dated March 9, 1978 in the original principal amount of $60.000.00 payable to Walter B. Williams and Margie L. Williams. Said note is secured by a vendor's lien recorded in Book 5276, page 255 in the Register's Office for Davidson County, Tennessee; and subject to a deed of trust in Book 3845, page 80, to secure Southern Federal Savings & Loan Association, dated December 7, 1964 in the original amount of $30,000.00 said Register's Office for Davidson County, Tennessee.

I, Harley Axwell, Trustee, unmarried

have bargained and sold, and by these presents do transfer and convey unto the said Edward L. Niebruegge and wife, Sherry L. Niebruegge, Bryant E. Landis and wife, Hester C. Landis

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

Land in Davidson County, Tennessee, being Lot No. 248 on the Plan of Williams Addition, to Edgefield, now East Nashville, as of record in Book 21, page 60, Register's Office for Davidson County, Tennessee.

Said Lot No. 248 fronts 50 feet on the southerly side of Shelby Avenue and runs back between parallel lines 175 feet to an alley.

Being the same property conveyed to Harley Axwell, Trustee by deed from Walter B. Williams and wife, Margie L. Williams of record in Book 5276, page 255, Register's Office for said County.

This conveyance is subject to the 1978 tax which is assumed by the grantees.

JUL 17 78	CONV	65,055.00			
JUL 17 78	S'TAX		B*	169.26	
JUL 17 78	PR'FEE		B*	.50	
JUL 17 78	W'DEED		B*	4.00	* 173.76

unimproved ( )
This is improved (X) property, known as 806 Shelby Avenue (House Number) (Street)
Nashville, Tennessee (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 11th day of July, 19 78.

Harley Axwell, TRUSTEE
HARLEY AXWELL

BOOK 5311 PAGE 692

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named HARLEY AXWELL, TRUSTEE

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of July, 1978.

My commission expires Jan. 18, 1982 Notary Public L. J. Richards

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 $ 65,055.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Bryant E. Landis

Sworn to and subscribed before me this 11th day of July, 19 78

My commission expires Jan. 18, 1982 Notary Public L. J. Richards

This instrument was prepared by:

Briley, Richards & Wrenne, Attys. 344 4th Ave. North, Nashville, Tennessee 37219

Name Address

WARRANTY DEED

G- 252364 SP

FROM Harley Axwell, Trustee

TO Edward L. Niebruegge et ux
Bryant E. Landis et ux

E. 7. 6 9. 5. 0.

IDENTIF. REFERENCE

JUL 17 10 09 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

FILE PIONEER TITLE CO.