BOOK 5311 PAGE 992

WARRANTY DEED

Prepared by
Williams Shields & Wilder
Nashville
Cumberland Bldg

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
VICKY V. KLEIN (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	51-2
300 Port Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	1
Madison, TN 37115 (CITY) (P. O. ZONE) (STATE)	Nashville, TN (CITY) (ZONE) (STATE)	110-11015

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ($10.00) *Dollars,* cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated February 25, 1960 and filed for record in the office of the recorder of deeds of Davidson County, Tennessee in Book 3025, Page 577 and note of even date thereby payable to Fidelity Federal Savings& Loan Association which debt the grantee herein assumes and agrees to pay as part payment of the purchase price,

We, TOYE D. CHRISTIAN AND WIFE, MARY SUE CHRISTIAN

have this day bargained and sold, and do hereby transfer and convey unto the said
VICKY V. KLEIN

her *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee being Lot No. 105 on the Plan of Sherry Heights Section 3, as of record in Book 2331, Pages 126 and 127, Register's Office for said County.

Said Lot No. 105 fronts 234.7 feet on the westerly side of Port Drive and extends back 325 feet on the northerly line and 363 feet on the southerly line to a dead line measuring 103.5 feet thereon.

Being the same property conveyed to Toye D. Christian by deed from William True and wife, Alice D. True of record in Book 3030, Page 309 and by deed from Mildred Ray Christian of record in Book 4809, Page 668, Register's Office for Davidson County, Tennessee.

Mary Sue Christian, wife of the aforementioned Toye D. Christian, joins in this conveyance for the purpose of releasing any marital rights she may have in said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,500.00

Subscribed and sworn to before me, this the 7th day of July, 19 78

Vicky V. Klein
Affiant

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

Tom Shields
Notary Public

This is improved (X) unimproved property, known as 300 Port Drive (House Number) (Street) Madison 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
Vicky V. Klein
her *(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Vicky V. Klein
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* S. *this* 7th *day of* July, 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.*

Toye D. Christian
Toye D. Christian

Mary Sue Christian
Mary Sue Christian

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* Toye D. Christian and wife, Mary Sue Christian

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 Madison *Tennessee, this* 7th *day of* July, *19* 78

Jan Shields
Notary Public

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 17 78	CONV	45,500.00			
JUL 17 78	S'TAX		B*	118.30	
JUL 17 78	PR'FEE		B*	.50	
JUL 17 78	W'DEED		B*	4.00	* 122.80

WARRANTY DEED

FROM

TO

E. 7. 1. 0. 2.

IDENTIF. REFERENCE

JUL 17 2 03 PM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Lawyers Title of Nashville, Inc.
POST OFFICE BOX 742 • 101 CUMBERLAND STREET
MADISON, TENNESSEE 37115
AREA CODE 615/868-8700

Fulb Box 10