BOOK 5314 PAGE 696

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal Savings & Loan (NAME)	Field Book 7D- 37330
(STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS)	Map & Parcel 157- 0-18
(CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption and agreement to pay the remaining balance of that certain promissory note secured by the Deed of Trust from W. P. Russell, Jr. and wife, Lynne M. Russell to J. G. Lackey, Jr., Trustee, of record in Book 5223, page 914, Register's Office for Davidson County, Tennessee, which note and Deed of Trust are now held by First Federal Savings and Loan Association of Nashville,

we,

W. P. Russell, Jr., and wife, Lynne M. Russell

have bargained and sold, and by these presents do transfer and convey unto the said Robert C. Henningsen and wife, Martha Lynn Henningsen

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. 19 on the Plat of Iroquois Meadows of record in Plat Book 5050, page 86, said Register's Office.

Said Lot No. 19 fronts 190.0 feet on the westerly margin of Chickering Circle and extends back 213.36 feet on the northerly line and 211.94 feet on the southerly line to a line on the rear on which it measures 190.0 feet.

Being part of the property conveyed to W. P. Russell, Jr. and wife, Lynne M. Russell by deed from Gail P. Pigg, Trustee with full power to sell, transfer or convey without the joinder of any beneficiary of record in Book 5216, page 391, said Register's Office.

JUL 21 78	CONV	90,000.00			
JUL 21 78	CONV	30,000.00			
JUL 21 78	S'TAX		B*	312.00	
JUL 21 78	PR'FEE		B*	.50	
JUL 21 78	M'DEED		B*	4.00	* 316.50

This conveyance is subject to easements, restrictions, set-back lines of record, and taxes for the current year, applicable to said property.

unimproved ( )
This is improved (X) property, known as 6313 Chickering Circle
(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 19th day of July, 1978.

W. P. Russell, Jr.

Lynne M. Russell

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named W. P. Russell, Jr. and wife, Lynne M. Russell

the 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 _____, this 18th day of July, 1978.

My commission expires 8-13-80 Notary Public Dorothy A. Wilson

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 $ 120,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Robert C. Hennings

Sworn to and subscribed before me this 18th day of July, 1978.

My commission expires 8-13-80 Notary Public Dorothy A. Wilson

This instrument was prepared by:

Name	This instrument prepared by,	Address
	STEPHENSON AND LACKEY First Federal Building Nashville, Tennessee 37219	

WARRANTY DEED

FROM W. P. Russell, Jr. and wife, Lynne M. Russell

TO Robert C. Henningsen and wife, Martha Lynn Henningsen

E 78292

IDENTIF. REFERENCE

JUL 21 3 01 PM '78

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

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