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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Carroll V. Kroeger, II (NAME)	Fidelity Federal (NAME)	104-8-273
1617 17th Ave., South (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP CODE)	22W 15770

WARRANTY DEED

For and in consideration of the sum of Fifty Six Thousand----------
----------($56,000.00)---------- DOLLARS
cash in hand paid, receipt of which is hereby acknowledged;

JUL 25 78 CONV 56,000.00
JUL 25 78 ST TAX B* 145.60
JUL 25 78 PR FEE B* .50
JUL 25 78 W DEED B* 4.00 * 150.10

Gopala Rao and wife, Frances R. Rao,

have bargained and sold, and by these presents do transfer and convey unto the said Carroll V. Kroeger, II

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

BEING part of Block No. 58 in O. B. Hayes Rokeby Plan, as recorded in Plan Book No. 21, Page 87, Register's Office for Davidson County, Tennessee.

SAID part of Block No. 58 begins at a point on the westerly side of Addison Street, now 17th Avenue South, 160 feet southwardly from the northeasterly corner of said block, and running thence westwardly 164.5 feet to the middle of a 15 foot alley; thence southwardly along the center of said alley 60 feet; thence easterly at right angles, 164.5 feet to the westerly line of Addison Street; thence northwardly along the westerly line of Addison Street, now 17th Avenue South, 60 feet to the beginning.

BEING the same property conveyed to Gopala Rao and wife, Frances R. Rao, by deed from Stanley L. Silver and wife, Yvonne V. Silver, of record in Book 5079, Page 538, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to an easement for a 15 foot alley.

1978 taxes have been pro-rated and assumed by purchaser.

unimproved ( )
This is improved (X) property, known as 1617 17th Avenue, South
(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 24th day of July, 1978.

Gopala Rao

Frances R Rao

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, the within named Gapalo Rao, Frances R. Rao

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 Nashville, Tennessee, this 27th day of July, 1978.

My commission expires 6-7-80 Notary Public Frank J. Hostettler Jr.

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 $ 56,000.00

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

Carroll V. Kroeger II

Sworn to and subscribed before me this 24th day of July, 1978.

My commission expires 6-7-80 Notary Public Frank J. Hostettler Jr.

This instrument was prepared by:

JACOBS H. DOYLE, ATTORNEY, 428 STAHLMAN BUILDING, NASHVILLE, TENN. 37201

Name | Address

WARRANTY DEED

FROM GAPALO RAO ET UX

TO CARROL V. KROEGER, II

E. 7.8 7.8 4.

IDENTIF. REFERENCE

JUL 25 2 53 PM '78

REGISTER

FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

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