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

BOOK 5325 PAGE 132

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
George S. Hailey et ux	First Federal Savings & Loan Assoc.	Map 146-14
(NAME) 819 Forest Acres Drive	(NAME) 236 4th Avenue North	Parcel 30
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Nashville, Tennessee 37201	
(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 George S. Hailey and wife, Virginia T. Hailey and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said George S. Hailey and wife, Virginia T. Hailey have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $20,900.00, secured by deed of trust of record in Book 4012, page 211, Register's Office for Davidson County, Tennessee,

We, Charles Ted Raymond and wife, Carolyn T. Raymond,

have this day bargained and sold, and do hereby transfer and convey unto the said George S. Hailey and wife, Virginia T. Hailey,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 7 of Section 1, Forest Acres Subdivision, as of record in Book 1130, page 104, Register's Office for said County.

Said Lot No. 7 fronts 149.15 feet on the south side of Forest Acres Drive and runs back between lines, 225 feet to a dead line in the rear measuring 148.57 feet thereon.

Being the same property conveyed to Charles Ted Raymond and wife, Carolyn T. Raymond, by deed from John S. Norman and wife, Dehlia H. Norman, of record in Book 5054, page 106, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a 10-foot easement for public utility purposes, 80-foot minimum building setback line from Forest Acres Drive, and conditions of Owner's Certificate, as shown on Plan of record in Book 1130, page 104, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 67,500.00

Subscribed and sworn to before me, this the 10th day of August 19 78

Affiant George S. Hailey

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Ernest

This is unimproved ( ) improved (XX) property, known as 819 Forest Acres Drive (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 George S. Hailey and wife, Virginia T. Hailey, 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* George S. Hailey and wife, Virginia T. Hailey, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand S. this 10th *day of* August, 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.*

Charles Ted Raymond
Charles Ted Raymond

Carolyn T. Raymond
Carolyn T. Raymond

BOOK 5325 PAGE 133

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Enaay, *a Notary Public in and for said County and State,* Charles Ted Raymond and wife, Carolyn T. Raymond,

*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 Nashville *Tennessee this* 10th *day of* August, *19*78.

Mary Enaay *Notary Public*

Commission expires 4/21/80

NOTARY PUBLIC AT LARGE

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 .....

AUG 15 78 CONV 67,500.00
AUG 15 78 S'TAX B* 175.50
AUG 15 78 PR'FEE B* .50
AUG 15 78 W'DEED B* 4.00 * 180.00

CHICAGO TITLE INS. CO.
FIRST AMERICAN CTR.
NASHVILLE, TENN. 37238
234870

WARRANTY DEED

FROM
Charles Ted Raymond et ux

TO
George S. Hailey et ux

E 82865

T
IDENTIF. REFERENCE

AUG 15 1 49 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238