BOOK 5341 PAGE 416

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF Sept. 19 78.

Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0

64,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF SEPTEMBER 19 78

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238

NAME	ADDRESS
ADDRESS NEW OWNER (S) AS FOLLOWS: Mary Ann Saber	SEND TAX BILLS TO: First Federal Savings & Loan Association
(NAME) 759 Harpeth Knoll Road	(NAME) 236 4th Avenue North
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37221	(STREET ADDRESS) Nashville, Tennessee 37219
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)

MAP-PARCEL NUMBERS: 9D-59904 / 142-14 / 89

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, F. A. Hurd, Jr. and wife Carole Ann Hurd

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Ann Saber, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 228 on the Plan of Harpeth Valley Park, Section II, as of record in Book 3700, page 129, Register's Office for said County.

Said Lot No. 228 fronts 100 feet on the southerly side of Harpeth Knoll Road and runs back 214.5 feet on the easterly line and 187.5 feet on the westerly line, to a dead line in the rear on which it measures 72.9 feet.

Being the same property conveyed to Frederick A. Hurd, Jr., and wife, Carole Ann Hurd by deed from Kenneth H. Haislip and wife, Mamie L. Haislip, of record in Book 4722, page 585, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:
1 - 1978 taxes to be prorated and assumed.
2 - Restrictions filed for record in Book 3857, page 858, and Book 4148, page 696, Register's Office for Davidson County, Tennessee.
3 - The Plan of record in Book 3700, page 129, said Register's Office, shows an Owner's Certificate, a 30 foot minimum building setback line from Harpeth Knoll Road, and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.
4 - The agreement by Grantees to assume the present indebtedness, on a promissory note in the original amount of $37,500.00, which is secured by a Deed of Trust of record in Book 4722, page 587, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 759 Harpeth Knoll Road (House Number) (Street) Nashville, Tennessee 37221 (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 22ND day of SEPTEMBER, 19 78

F. A. Hurd, Jr.

Carole Ann Hurd

BOOK 5341 PAGE 417

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named F. A. Hurd, Jr. and wife Carole Ann Hurd

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 22ND day of SEPTEMBER 19 78

Commission expires August 15, 19[illegible]

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19 _____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

F. A. Hurd, Jr.

TO

Mary Ann Saber

E 90232

IDENTIF. REFERENCE

SEP 22 1 26 PM '78

FELIX Z[illegible]SON II REGISTER
DAVIDSON COUNTY, TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

SEP 22 78	CONV	64,500.00			
SEP 22 78	S'TAX		B*	167.70	
SEP 22 78	PR'FEE		B*	.50	
SEP 22 78	W'DEED		B*	4.00	* 172.20