BOOK 5347 PAGE 517 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9,500.00

Margaret O. Wiseman
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 10-12-81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William E. Higgins, Attorney, 338-46th Avenue North, Nashville, Tenn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger D. Ferguson, et ux (NAME)	S A M E (NAME)	91-12
4410 Georgie Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 44
Nashville, TEnnessee 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

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, James W. Wiseman and wife, Margaret O. Wiseman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger D. Ferguson and wife, Carol J. Ferguson

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:

Being Lots Nos. 312 and 314 of Block 41, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lots Nos. 312 and 314 front together 50 feet on the southerly side of Indiana Avenue, and run back between parallel lines with the easterly margin of an alley 150 feet to an alley in the rear.

Being the same property conveyed to James W. Wiseman and wife, Margaret O. Wiseman by deed from James M. Wiseman and wife, Patricia Ann Wiseman as of record in Book 4867, page 500, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 4407 Indiana Avenue Nashville, Tennessee 37209
(House Number) (Street) (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

James W. Wiseman

Margaret O. Wiseman

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John P. Fosbinder, a Notary Public in and for said County and State, the within named James W. Wiseman and wife, Margaret O. Wiseman

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 22 day of September 1978

Commission expires 10-18-78

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 upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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

E 92913

WARRANTY DEED

FROM James W. Wiseman and wife, Margaret O. Wiseman

TO Roger D. Ferguson and wife, Carol J. Ferguson

IDENTIF. REFERENCE

OCT 6 11 35 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT-6	CONV	*9,500.00			
OCT-6	S'TAX		B*	24.70	
OCT-6	PR'FEE		B*	.50	
OCT-6	W'DEED		B*	4.00	* 29.20