Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5352 PAGE 530

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lynwood C. Burkhalter et ux	First Federal Savings & Loan	Map 145-5
(NAME)	(NAME) 336 4th Ave. N.	Parcel 3
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville Tn.	
(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 Lynwood C. Burkhalter and wife, Betty L. Burkhalter and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Kay Hahn Lockhart and Fred W. Hahn, Jr., as Co-administratrix, C. T. A. and Co-admistrator C.T.A., respectively, under the will of Fred W. Hahn, deceased; and both individually

have this day bargained and sold, and do hereby transfer and convey unto the said
Lynwood C. Burkhalter and wife, Betty L. Burkhalter,

their *(successors), heirs and assigns,*

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

Being Lot No. 24 on the Plan of Tyne Valley Estates, Section 1, as of record in Book 3300, page 53, Register's Office for said County.
Said Lot No. 24 fronts 175 feet on the southeasterly side of Tyne Boulevard and extends back 390.4 feet on the northeasterly line and 355.4 feet on the southwesterly line to a dead line in the rear, which is a broken line, measuring a total of 404.8 feet thereon.

Being the same property conveyed to Fred W. Hahn and wife, Mary Nelle Hahn, by deed from Harry E. Margrave and wife, Katherine H. Margrave of record in Book 4282, page 266, Register's Office for Davidson County, Tennessee, the said Mary Nelle Hahn having since died. The said Mary Nelle Hahn pre-deceased Fred W. Hahn, who died testate, of record in No. 66182, Probate Court for Davidson County, Tennessee.
This conveyance is subject to a 10-foot easement for public utilities, an anchor easement 2.5 x 30 feet , 125-foot setback line from Tyne Boulevard and conditions of Owner's Certificate as shown on Plan of record in Book 3300, page 53, Register's Office for said County; and restrictive covenants of record in Book 3376, page 598, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 120,000.00

Subscribed and sworn to before me, this the 18 day of October 1978

Affiant

My commission expires: 8/13/80 (Affix Seal)

Notary Public

unimproved ( )
This is improved (XX) property, known as 1781 Tyne Boulevard, Nashville, Tennessee
(House Number) (Street) 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
Lynwood C. Burkhalter and wife, Betty L. Burkhalter,

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* Lynwood C. Burkhalter and wife, Betty L. Burkhalter, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 18th day of October, 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.*

Kay Hahn Lockhart
Kay Hahn Lockhart

Fred W. Hahn, Jr.
Fred W. Hahn, Jr.

Kay Hahn Lockhart
Kay Hahn Lockhart, Co-administratrix, C.T.A.

Fred W. Hahn, Jr.
Fred W. Hahn, Jr., Co-admistrator, C.T.A.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Terry Ray Mace, *a Notary Public in and for said County and State,* Kay Hahn Lockhart and Fred W. Hahn, Jr., as Co-administratrix, C.T.A. and Co-admistrator, C.T.A., respectively, under the will of Fred W. Hahn, deceased; and both individually *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* 18 *day of* October, *19* 78

Terry Ray Mace
Notary Public

Commission expires 8/13/80

TERRY RAY MACE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

WARRANTY DEED

FROM

Kay Hahn Lockhart et al

TO

Lynwood C. Burkhalter et ux

OCT 18 78	CONV	90,000.00			
OCT 18 78	CONV	30,000.00			
OCT 18 78	S'TAX		B*	312.00	
OCT 18 78	PR'FEE		B*	.50	
OCT 18 78	W'DEED		B*	4.00	* 316.50

E 9 5 1. 1. 4.

IDENTIF. REFERENCE

OCT 18 3 19 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

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