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

BOOK 5354 PAGE 60

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert A. McCormick et ux	First Federal Savings & Loan Assoc.	Map 135-5
(NAME)	(NAME) 236 4th Avenue North	Parcel 18
(STREET ADDRESS OR ROUTE NUMBER)	(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 Robert A. McCormick and wife, Carolyn S. McCormick and other good and valuable considerations accepted as cash,

I, Charles Edward Spurlock, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Robert A. McCormick and wife, Carolyn S. McCormick,

their *(successors), heirs and assigns,*

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

Being Lot No. 23 on the Plat of Town Park Estates, of record in Plat Book 3300, pages 64 and 65, Register's Office for said County.
Said Lot 23 fronts 41.02 feet on the west margin of Honeyhill Court, and extends back 212.0 feet on the northeast line, and 178.0 feet on the southeast line, to a line on the rear which is a broken line on which it measures 244.67 feet.

Being the same property conveyed to Charles Edward Spurlock by deed from Melvin B. Butler, Trustee, of record in Quitclaim Deed Book 4775, page 711, Register's Office for said County.

This conveyance is subject to an easement for sanitary sewers and/or storm drainage of record in Book 5087, page 117, said Register's Office; a 10-foot easement for public utilities, 5-foot easement for drainage, an anchor easement 2-1/2 x 30 feet on Honeyhill Court, 30-foot setback line from Honeyhill Court and conditions of Owner's Certificate of record in Book 3300, pages 64 and 65, Register's Office for said County; and restrictive covenants of record in Book 3400, page 120, as amended in Book 3436, page 43, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Subscribed and sworn to before me, this the 20 day of Oct 19 78

Affiant

My commission expires: 10-18-81 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 313 Honey Hill Court, Nashville, Tennessee 37217
(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 Robert A. McCormick and wife, Carolyn S. McCormick,

their *(successors),*

heirs and assigns forever. I *covenant that* I am *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.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert A. McCormick and wife, Carolyn S. McCormick,

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* this 20th *day of* October, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles Edward Spurlock

Charles Edward Spurlock

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Bobbie N. Murphy, *a Notary Public in and for said County and State,* Charles Edward Spurlock, unmarried

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee *this* 20th *day of* October, *19* 78

Bobbie N. Murphy
Notary Public

Commission expires 10-18-81

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE LARGE SEAL

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

Charles Edward Spurlock

TO

Robert A. McCormick et ux

OCT23 78	CONV	35,000.00				
OCT23 78	S'TAX		B*	91.00		
OCT23 78	PR'FEE		B*	.50		
OCT23 78	W'DEED		B*	4.00	*	95.50

E 95785

IDENTIF. REFERENCE

Oct 23 1 42 PM '78

FILED & RECORDED
FEE

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238