SEND TAX STATEMENTS TO:

Reba H. Fanning
223 Peytonsville Road
Franklin, Tenn 37064

MAP NO. 119-4-178 PARCEL NO. 6003283

BOOK 5357 PAGE 764

This instrument prepared by:
BERRY AND BERRY, Attorneys at Law
Town Square, Franklin, Tennessee

FOR AND IN CONSIDERATION OF THE SUM OF TWENTY SIX THOUSAND ($26,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, WE, FORREST C. FANNING AND WIFE, JANET N. FANNING, have this day bargained and sold and do hereby transfer and convey unto REBA H. FANNING, her heirs and assigns, that certain tract or parcel of land, lying and being situated in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of C. Vance Hickerson's Addition to Tuggle Heights, as of record in Book 1835, page 105, Register's Office of Davidson County, Tennessee.

SAID Lot No. 2 fronts 80 feet on the easterly side of Tuggle Street and runs back between parallel lines 148.5 feet to a dead line.

And being the same property conveyed to Forrest C. Fanning and wife, Janet N. Fanning, by deed of William Bernice Prowell, et ux., by deed of record in Book 4945, page 679, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Reba H. Fanning, her heirs and assigns, forever.

AND WE COVENANT with the said Reba H. Fanning, that we are lawfully seized and possessed of said land, in fee simple, have a good right to convey it and that it is unencumbered, except as follows:

(1) Restrictive covenants of record in Book 1055, page 267, Register's Office of Davidson County, Tennessee.

(2) The Plan of record in Book 1835, page 105, said Register's Office, shows an Owner's Certificate, a 30 foot minimum building set back line from Tuggle Avenue, and a 10 foot easement for public utility purposes along the rear line of said lot.

(3) A 20 foot permanent easement across a portion of Lot 2, and lo foot temporary construction easement west of and adjacent to said permanent easement to Metropolitan Government of Nashville and Davidson County, of record in Book 4168, page 733, Register's Office for Davidson County, Tennessee.

AND WE FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said Reba H. Fanning, her heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness our hands, on this the 27th day of October, 1978.

Forrest C. Fanning
FORREST C. FANNING

Janet N. Fanning
JANET N. FANNING

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Forrest C. Fanning and wife, Janet N. Fanning, the within named bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this, the 27th day of October, 1978.

(SEAL)

William A. Ausenbaugh
Notary Public

My Commission Expires:

June 8, 1981

BOOK 5357 PAGE 766

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $26,000-.

Reba H. Fanning

Sworn to and subscribed before me, on this the 30 day of October, 1978.

(SEAL)

Notary Public

My Commission Expires:

5 Jan 79

IDENTIF. REFERENCE

OCT 31 9 25 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

E 9747

OCT31 78	CONV	26,000.00			
OCT31 78 S'TAX			B*	67.60	
OCT31 78 PR'FEE			B*	.50	
OCT31 78	W'DEED		B*	6.00	* 74.10