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

BOOK 5359 PAGE 459

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas E. Sawyers et ux	Mercantile Mortgage Co.	Map 119-14
(NAME) 306 East Radnor Street	(NAME) P. O. Box 14569	Parcel 275
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37211	(STREET ADDRESS) St. Louis, Missouri 63178	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by Thomas E. Sawyers and wife, Paulette I. Sawyers and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Clyde E. Easter and wife, Ethel S. Easter

have this day bargained and sold, and do hereby transfer and convey unto the said Thomas E. Sawyers and wife,
Paulette I. Sawyers,
the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 52 on the Plan of Pleasant View Subdivision of Mrs. McCombs' Property, as of record in Book 421, page 134, Register's Office for said County.
Said Lot No. 52 fronts 50 feet on the northerly side of East Radnor, formerly Beymer Street, and runs back between parallel lines 174 feet to an alley.

Being the same property conveyed to Clyde E. Easter by deed from Grace L. Shackelford and husband, Odis Shackelford of record in Book 5261, page 948, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 27,500.00

Subscribed and sworn to before me, this the 2 day of Nov 19 78

My commission expires: 4/18/82 (Affix Seal)

Affiant

Notary Public

unimproved ( )
This is improved (X) property, known as 306 East Radnor Street, Nashville, Tennessee 37211
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 2nd *day of* November, 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.*

Clyde E. Easter

Clyde E. Easter

Ethel S. Easter

Ethel S. Easter

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, NANCY C KOTA, *a Notary Public in and for said County and State,* Clyde E. Easter and wife, Ethel S. Easter

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* 2ND *day of* NOV, *19* 78

NANCY C. KOTA NOTARY PUBLIC DAVIDSON COUNTY

Nancy C Kota
Notary Public

Commission expires 4/18/82

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 .....

NOV-3 78	CONV	27,500.00			
NOV-3 78	S'TAX		B*	71.50	
NOV-3 78	PR'FEE		B*	.50	
NOV-3 78	W'DEED		B*	4.00	* 76.00

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
~~NASHVILLE, TENN. 37230~~

WARRANTY DEED 233069

FROM
Clyde E. Easter et ux

TO
Thomas E. Sawyers et ux

E 98204

IDENTIF. REFERENCE

Nov 3 8 29 AM '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

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627