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

BOOK 5359 PAGE 837

# WARRANTY DEED

14122dw

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| A. Bandy Wenning, et ux | First Federal of Nash. | Map 115-14 |
| (NAME) 6509 Grayson Court | (NAME) 236 Fourth Avenue N. | Parcel 4 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee | (STREET ADDRESS) Nashville, Tn. 37219 | |
| (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 A. Bandy Wenning and wife, Donna W. Wenning and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, J. Thomas Bacchetti and wife, I. Elizabeth Bacchetti,

*have this day bargained and sold, and do hereby transfer and convey unto the said* A. Bandy Wenning and wife, Donna W. Wenning, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 807 on the Plan of West Meade Farms, Inc., Section 9, of record in Book 2331, page 78 and the southerly 4 feet of Lot No. 808 on the Plan of West Meade Farms, Inc., Section 9, Revised in Book 2663, page 57, Register's Office for said County, and described according to a survey of Richard B. Omohundro dated December 11, 1976, as follows:
Said Lot No. 807 and part of Lot No. 808 adjoin and front together 156.7 feet on the easterly side of Grayson Court and run back between lines 466.4 feet on the southerly line and 525.8 feet, more or less on the northerly line to a line in the rear, which is a broken line, measuring 184.8 feet thereon.

Being the same property conveyed to J. Thomas Bacchetti and wife, I. Elizabeth Bacchetti, by deed from MacVean K. Sweazey and wife, Marion M. Sweazey, of record in Book 5102, page 561, Register's Office for said County.

This conveyance is subject to a 2.5 x 20 foot utility anchor easement at the southwesterly front corner of said lot, 10-foot public utility easement along the entire rear line of lot, 125-foot building setback line from Grayson Court and conditions of Owner's Certificate as recorded in the Plan; and restrictive covenants of record in Book 2481, page 483, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 79,500.00

Subscribed and sworn to before me, this the 1st day of November 19 78

A. Bandy Wenning
Affiant

My commission expires: 8-12-81 (Affix Seal)

Donna W. Wenning
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) improved (XXX) property, known as 6509 Grayson Court (House Number) (Street) Nashville, Tennessee 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* A. Bandy Wenning and wife, Donna W. Wenning, 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* A. Bandy Wenning and wife, Donna W. Wenning, their *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our hands this 31st 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.*

J. Thomas Bacchetti
J. Thomas Bacchetti

I. Elizabeth Bacchetti
I. Elizabeth Bacchetti

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Mary Ensey, *a Notary Public in and for said County and State,* J. Thomas Bacchetti ~~and wife~~ one of the ~~parties~~ *the within named bargainor.s, 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* 31st *day of* ~~November~~ October, *19* 78

*Commission expires* 4/21/80

Mary Ensey
Notary Public

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*.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Doris E. Moran, a Notary Public in and for said County and State, I. Elizabeth Bacchetti, one of the within named bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of November, 1978.

Doris E. Moran
Notary Public

My commission expires: 8-12-81

| | | | | | |
|---|---|---|---|---|---|
| NOV-3 78 | CONV | 79,500.00 | | | |
| NOV-3 78 S'TAX | | | B* | 206.70 | |
| NOV-3 78 PR'FEE | | | B* | .50 | |
| NOV-3 78 | W'DEED | | B* | 4.00 | * 211.20 |

**WARRANTY DEED**

FROM
J. Thomas Bacchetti et ux

TO
A. Bandy Wenning et ux

E 98368

IDENTIF. REFERENCE

Nov 3 1 46 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