This instrument prepared by:
Thomas Stack, Attorney
First American Center
Nashville, Tennessee

BOOK 5361 PAGE 765

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Doug Varnado etux	Security Federal Savings & Loan	Map 118-9
(NAME)	(NAME)	
1016 Draughon Avenue	4255 Hillsboro Rd	Parcel 79
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nash - Tenn	
(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 Doug Varnado and wife, Linda Varnado, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

Clyde E. Easter and wife, Ethel S. Easter

have this day bargained and sold, and do hereby transfer and convey unto the said Doug Varnado and wife, Linda Varnado

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 16th Civil District of Davidson County, Tennessee being Lot No. 46 on the Plan of Leonte Subdivision, described according to a survey by W. E. Southgate, March 1938, updated by John Kohl, licensed Surveyor, dated May 14, 1976, more described, to-wit:

Said Lot No. 46 fronts 100 feet on the northerly margin of Draughon Avenue and extends back between parallel lines, the westerly line measuring 189.6 feet and the easterly line measuring 187.6 feet to a dead line in the rear measuring 100 feet thereon.

The above described property being the same property conveyed to Clyde E. Easter by deed from David A. Easter and wife, Becky C. Easter, of record in Book 5312, page 553, Register's Office for said County.

NOTARY PUBLIC BETTY J. McANN DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 53,000.00

Affiant

Subscribed and sworn to before me, this the 8th day of November 19 78

Notary Public

My commission expires: Oct. 17, 1982
(Affix Seal)

unimproved ( )
This is improved (X) property, known as 1016 Draughon Avenue (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 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 8th *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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *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* 8th *day of* November, *19* 78

Betty J. McHan *Notary Public*

Commission expires Oct. 17, 1982

BETTY J. McHAN NOTARY PUBLIC DAVIDSON COUNTY

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

Clyde E. Easter et ux

TO

Doug Varnado etux

E 99215

IDENTIF. REFERENCE

Nov 9 8 41 AM '78

FELIX Z. ... 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

NOV-9 78	CONV	53,000.00			
NOV-9 78	S'TAX		B*	137.80	
NOV-9 78	PR'FEE		B*	.50	
NOV-9 78	W'DEED		B*	4.00	* 142.30