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

BOOK 5362 PAGE 728

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roy Thomas Zacharias et ux	First Tennessee Bank N. A. Memphis	Map 150-1
(NAME) 477 Rural Hill Road	(NAME) P. O. Box 474	Parcel 18
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37217	(STREET ADDRESS) Memphis, Tennessee 38101	
(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 Roy Thomas Zacharias and wife, Patsy D. Zacharias and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Fred Nelson Shaw and wife, Ruth Ann Shaw

have this day bargained and sold, and do hereby transfer and convey unto the said Roy Thomas Zacharias and wife, Patsy D. Zacharias,

the Grantees herein, their (successors), heirs and assigns,

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

Being Lot No. 217 on the Plan of Edge-O-Lake Estates, Section I, of record in Book 3600, page 43, Register's Office for said County.

Said Lot No. 217 fronts 78 feet on the northerly margin of Rural Hill Road and runs back between lines 150.12 feet on the easterly line and 147.0 feet on the westerly line to a dead line on which it measures 91.60 feet.

Being the same property conveyed to Fred Nelson Shaw and wife, Ruth Ann Shaw by deed from Aubrey C. Taylor and wife, Polly E. Taylor of record in Book 4556, page 129, said Register's Office.

This conveyance is subject to an easement for public utilities, anchor easements, and building setback lines and conditions of Owner's Certificate of record in Book 3600, page 43, Register's Office for said County; and restrictive covenants of record in Book 3679, page 279, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 49,900.00

Subscribed and sworn to before me, this the 6th day of Nov. 19 78

My commission expires: 4/21/80 (Affix Seal)

X Roy Thomas Zacharias
Affiant

Mary Ensey
Notary Public

MARY ENSEY NOTARY PUBLIC AT LARGE

unimproved ( )
This is improved (X) property, known as 477 Rural Hill Road, 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 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 6th *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.*

Fred Nelson Shaw

Ruth Ann Shaw

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensley, *a Notary Public in and for said County and State,* Fred Nelson Shaw and wife, Ruth Ann Shaw

*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* 6th *day of* Nov, *19*78.

Mary Ensley
Notary Public

Commission expires 4/21/80

NOTARY PUBLIC AT LARGE

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.....

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM

Fred Nelson Shaw et ux

TO

Roy Thomas Zacharias et ux

NOV 13 78	CONV	49,900.00			
NOV 13 78 S'TAX			B*	129.74	
NOV 13 78 PR'FEE			B*	.50	
NOV 13 78	W'DEED		B*	4.00	* 134.24

E 99671

IDENTIF. REFERENCE

Nov 13 8 36 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