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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,450.00

Keith A Ebinger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6 DAY OF Dec. 19 78.

Notary Public

MY COMMISSION EXPIRES: 10-15-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Marbut Glenn Gaston, Jr., Attorney, 2211 Crestmoor Road, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KEITH A. EBINGER et ux (NAME)	MERCANTILE MORTGAGE COMPANY (NAME)	163-3
925 Algonquin Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 14569 (STREET ADDRESS)	368
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63178 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, MARBUT GLENN GASTON, JR., TRUSTEE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEITH A. EBINGER and wife, REGINA A. EBINGER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 88 on the Plan of Haywood Hills, Section 5, of record in Book 4675, page 143, Register's Office for Davidson County, Tennessee.

Said Lot No. 88 fronts 54.0 feet on the east margin of Algonquin Court and extends back 124.0 feet on the north line, and 116.0 feet on the south line, to a broken line on the rear measuring 105.0 feet.

Being the same property conveyed to Marbut Glenn Gaston, Jr., Trustee, with full power to mortgage, sell, transfer, convey and encumber without joinder of any beneficiary by deed from Ervin Entrekin, Trustee, of record in Book 5059, page 214, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4882, page 842 and to the limitations shown on the plan of record in Book 4675, page 143, all of record in the Register's Office for Davidson County, Tennessee.

This is unimproved ( ) This is improved (X) property, known as 925 Algonquin Court, Antioch, Tennessee 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 my hand this 24th day of November, 19 78

Marbut Glenn Gaston
MARBUT GLENN GASTON, JR., TRUSTEE

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MARBUT GLENN GASTON, JR., TRUSTEE

the bargainor, 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 24th day of November 19 78

Commission expires 4-18-81

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

MARBUT GLENN GASTON, JR., TRUSTEE

TO

KEITH A. EBINGER and wife,

REGINA A. EBINGER

F. 0 4 0 2 2

IDENTIF. REFERENCE

DEC 7 1 47 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC-7 78	CONV	43,450.00	
DEC-7 78	S'TAX		B* 112.84
DEC-7 78	PR'FEE		B* .50
DEC-7 78	W'DEED		B* 4.00
			* 117.34