FILE BOX 4

BOOK 5373 PAGE 279

78-12-8

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,500.00

David J. Waynick
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF DECEMBER 1978

Notary Public

MY COMMISSION EXPIRES: 11/7/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 908 Fidelity Federal Building, Nashville, Tenn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAVID J. WAYNICK (NAME)	EXCHANGE BOND & MORTGAGE CORP. (NAME)	2W-21950
1917 12th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	205 Verre'Centre,1835 Savoy Dr., N.E (STREET ADDRESS)	Map: 81-7
Nashville, TN 37208 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	Par: 337

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, CAROLINE WAYNICK and husband, G. L. WAYNICK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID J. WAYNICK, a single person

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:

BEING Lot No. 98 on the Plan of Cephas Woodard Subdivision of Lots 5 and 6 of the Woodard Property, of record in Book 161, Page 174, Register's Office for Davidson County, Tennessee.

SAID Lot No. 98 fronts 50 feet on the westerly side of 12th Avenue North, formerly Epps Avenue, and runs back between parallel lines, 115 feet to an alley.

BEING the same property conveyed to Caroline Waynick by deed from Allison Waynick of record in Book 5301, Page 584, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to any and all zoning regulations, building restrictions, and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee herein.

G. L. Waynick, husband of Caroline Waynick, joins in this conveyance for the purpose of conveying any interest that he now has, or could at any time have in the future, especially his marital rights.

unimproved ( )
This is improved (X) property, known as 1917 12th Avenue North Nashville, TN 37208
(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 our hand s this 5th day of DECEMBER, 19 78

Caroline Waynick
CAROLINE WAYNICK

G L Waynick
G. L. WAYNICK

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CAROLINE WAYNICK and husband, G. L. WAYNICK

the 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 5th day of DECEMBER 19 78

Commission expires 11/7/79

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
CAROLINE WAYNICK et vir

TO
G. L. WAYNICK
DAVID J. WAYNICK

F. 0 4 3 3 6

IDENTIF. REFERENCE

DEC 11 8 21 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FILE Box 4

DEC 11 78	CONV	26,500.00			
DEC 11 78	S'TAX		B*	68.90	
DEC 11 78	PR'FEE		B*	.50	
DEC 11 78	W'DEED		B*	4.00	* 73.40