Loan# 554.606-2
RETURN TO HOME FEDERAL

WARRANTY DEED

File: Home Fed.

BOOK 5375 PAGE 169

FROM BILLY H. TEAL and JAMES M. GUNTER, a partnership

ADDRESS NEW OWNER(S) AS FOLLOWS:	W. RANDALL SEXTON and wife, BEVERLY J. SEXTON Lot 7 George E. Horn Road Nashville, Tennessee	
SEND TAX BILLS TO:	HOME FEDERAL SAVINGS & LOAN ASSOCIATION 230 Fourth Avenue North Nashville, Tennessee 37219	
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 2016 Parkway Towers Nashville, Tennessee 37219	MAP-PARCEL NOS M.128-13 P. 15

STATE OF TENNESSEE COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,500.00 Affiant Billy H. Teal

SUBSCRIBED AND SWORN TO BEFORE ME THIS 12th day of December, 1978 DATE

Mary M. Smith NOTARY PUBLIC

2/14/79 COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of TEN DOLLARS ($10.00) DOLLARS
Cash in hand paid by W. Randall Sexton and wife, Beverly J. Sexton, and other good and valuable considerations, receipt of which is hereby acknowledged.

BILLY H. TEAL and JAMES M. GUNTER, a partnership GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

W. RANDALL SEXTON and wife, BEVERLY J. SEXTON, GRANTEES

THEIR their (his, her, its) heirs, successors and assigns.

a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to wit:

Being Lot No. 7 on the Plan of B.V. 1776 Estates, as of record in Plat Book 5050, page 76, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more detailed description.

Being part of the same property conveyed to Billy H. Teal and James M. Gunter by deed from Gail Pigg, Trustee, of record in Book 5307, page 315, Register's Office for Davidson County, Tennessee.

DEC 14 78	CONV	65,500.00			
DEC 14 78 S'TAX			B*	170.30	
DEC 14 78 PR'FEE			B*	.50	
DEC 14 78	W'DEED		B*	4.00	* 174.80

( ) unimproved ( )

This is improved (X) property, known as Lot 7 (Number) George E. Horn Road (Street), Nashville (City), Tennessee (State) ..... (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, successors 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 except of record.

AND ..... WE, ... GRANTORS ..... do(es) 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 successors and assigns against the lawful claims of all persons whomsoever.

WITNESS ..... OUR ..... hand ..... S ..... this ..... 12th ..... day of ..... DECEMBER ..... , 19 ..... 78 .....

BILLY H. TEAL

JAMES M. GUNTER

{STATE OF ..... TENNESSEE ..... ; COUNTY OF ..... DAVIDSON ..... } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named ..... BILLY H. TEAL and JAMES M. GUNTER .....

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at ..... NASHVILLE (City), TENNESSEE (State) .....

this ..... 12th ..... day of ..... DECEMBER 19 78

..... Comission Expires ..... Mary M. Smith ..... Notary Public

(AFFIX SEAL)

{STATE OF ..... ; COUNTY OF ..... } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) ..... of the ..... , a corporation, the within named bargainer, and that ..... he as such (Title) ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as (Title) .....

WITNESS my hand and seal, at office in CITY: ..... STATE: .....

this ..... day of ..... 19 .....

..... Commission Expires ..... Notary Public

(AFFIX SEAL)

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN. DEC 14 2 53 PM '78

IDENTIF. REFERENCE

F.O 5 2.0.6