This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5377 PAGE 590

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Margaret J. Ferby and husband, Alfonza E. Ferby	McNeill Mortgage & Investment Co., Inc.	
(NAME)	(NAME)	
916 Ward Street	P. O. Box 11227	71-12-277
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tn. 37206	Memphis, Tennessee 38111	
(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 Margaret J. Ferby and husband, Alfonza E. Ferby and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Keith W. Dominick and wife, Sandra I. Dominick

have this day bargained and sold, and do hereby transfer and convey unto the said Margaret J. Ferby and husband, Alfonza E. Ferby *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 54 and the westerly 10 feet of Lot No. 53 on the Map of T. E. Ward's Resubdivision of certain lots in Williams and Hayes Company's Belleview Plan, as of record in Book 974, page 48, Register's Office for said County.
Said Lot and part of lot adjoin and front together 60 feet on the southerly side of Ward Street and run back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Keith W. Dominick and wife, Sandra I. Dominick by deed from Matthew Thomas Lewis Inman and wife, Margaret P. Inman, of record in Book 5264, page 41, and re-recorded in Book 5311, page 924, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 1108, page 543, as amended in Book 1165, page 58, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this tranefer is $ 25,000.00

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

Affiant Margaret J. Ferby

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

Notary Public Mary E. Hoag

MARY ENSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

unimproved ( )
This is improved (X) property, known as 916 Ward Street, Nashville, Tennessee 37206
(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 19th *day of* December, *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.*

Keith W. Dominick

Keith W. Dominick

Sandra I. Dominick

Sandra I. Dominick

BOOK 5377 PAGE 591

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Keith W. Dominick and wife, Sandra I. Dominick

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 *this* 19th *day of* Dec., *19* 78

Mary Ensey
Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

Commission expires 4/21/80

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 .....

TITLE INS. CO.
ST AMERICAN CENTER
SHVILLE, TENN. 37238

B-235647

WARRANTY DEED

FROM

Keith W. Dominick and wife,
Sandra I. Dominick

TO

Margaret J. Ferby and husband,
Alfonzo E. Ferby

F 0 6 2 9 7

IDENTIF. REFERENCE

DEC 21 1 15 PM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

DEC21 78	CONV	25,000.00			
DEC21 78 S'TAX			B*	65.00	
DEC21 78 PR'FEE			B*	.50	
DEC21 78	W'DEED		B*	4.00	* 69.50

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