BOOK 5383 PAGE 560 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,000.

Ben Anderson Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January, 19 79.

W.K. Dameron
Notary Public

MY COMMISSION EXPIRES: 5-13-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ben Anderson Allen (NAME)	First Federal Savings & Loan (NAME)	93-4-4
618 Boscobel Street (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	
Nashville, Tn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (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, CURTIS N. LANNOM et ux CHARLENE LANNOM

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BEN ANDERSON ALLEN

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. 40, in Williams' Addition of Edgefield, now East Nashville, of record in Book 21, Page 45, Register's Office for said County.

Said Lot No. 40 fronts 50 feet on the southerly side of Boscobel Street and extends back between parallel lines 175 feet to an alley.

Being the same property conveyed to the within named Grantors by deed of record in Book 5209, Page 581, RODCTn.

This conveyance is subject to the Grantees assumption of and agreement to pay the remaining balance(s) of the following Deed of Trust Note(s): A certain Deed of Trust Note in the original principal amount of $6,000.00, with interest, payable to First Federal Savings & Loan Association of Nashville, according to the terms and conditions stated therein. Said Note is secured by a Deed of Trust dated 1-24-64, and recorded in Book 3714, Page 465, RODCTn.; and; A certain Deed of Trust Note in the original principal amount of $9,250.00, with interest, payable to Bertha Louise Gragg, according to the terms and conditions stated therein. Said Note is secured by a Deed of Trust dated 10-14-77, and recorded in Book 5209, Page 583, RODCTn.

This is unimproved ( ) improved (X) property, known as 618 Boscobel Street, Nashville, Tennessee 37206
(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 2nd day of January, 19 79

Curtis N. Lannom
CURTIS N. LANNOM

Charlene Lannom
CHARLENE LANNOM

STATE OF TENNESSEE
Davidson County

BOOK 5383 PAGE 561

Personally appeared before me, W. K. Georgas, Jr., a Notary Public in and for said County and State, the within named Curtis N. Lannom et ux Charlene Lannom

the bargainors, 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 2nd day of January 19 79

Commission expires 5-13-79

W K Georgas
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 Curtis N. Lannom, et ux

TO Ben Anderson Allen

F 0 8 8 2 3

IDENTIF. REFERENCE

JAN 10 9 47 AM '79

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Please return to:

American Escrow Company, Inc.
Suite 209 Cumberland Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

JAN 10 79	CONV	22,000.00			
JAN 10 79	S'TAX		B*	57.20	
JAN 10 79	PR'FEE		B*	.50	
JAN 10 79	W'DEED		B*	4.00	* 61.70