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BOOK 5392 PAGE 189

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $33,500.00

Margie L Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF February, 1979

Notary Public

MY COMMISSION EXPIRES: November 3, 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert F. Doyle, Attorney 509 Stahlman Bldg., Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis J. Russell et ux (NAME)	Security Federal Savings & Loan (NAME)	Map 119-6
108 Jay Court (STREET ADDRESS OR ROUTE NUMBER)	4235 Hillsboro Rd. (STREET ADDRESS)	Par. 354
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	6DA-13485

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, MARGIE L. WILLIAMS, as surviving tenant by the entirety a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENNIS JOSEPH RUSSELL AND WIFE, JANE ADELINE RUSSELL

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. 40 on the Plan of Rosewood Estates, Section II, of record in Book 4955, page 125, Register's Office for said County.

SAID Lot No. 40 fronts 42.45 feet along the southerly margin of Jay Court, and runs back between lines 138.04 feet on the northeasterly line and 149.65 feet on the westerly line, to a line in the rear on which it measures 160.02 feet.

BEING part of the same property conveyed to Walter B. Williams and wife, Margie L. Williams by deed from Cool Valley Corporation of record in Book 5233, page 505, said Register's Office. The said Walter B. Williams having since died.

This conveyance is made subject to a Deed of Trust executed by Walter B. Williams and wife, Margie L. Williams to Everett A. Covington, Jr., Trustee, of record in Book 5233, Page 539, said Register's Office, to secure to Security Federal Savings & Loan Association of Nashville, an indebtedness in the original principal sum of $24,000.00. The Grantees herein assume and agree to pay said indebtedness as it becomes due and payable. The Grantees assume the 1979 Metro Property Taxes and the Grantor assigns and grants to the Grantees her interest in and to the escrow account at Security Federal in connection with the loan assumed.

This is unimproved (X) improved ( ) property, known as 108 Jay Court, Nashville, Tennessee. 37211
(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 2nd day of February, 19 79

Margie L Williams

STATE TAX PAID

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Nadine Chambers, a Notary Public in and for said County and State, the within named Margie L. Williams

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of February 1979

Commission expires November 3, 1980

Nadine Chambers
Notary Public

NADINE CHAMBERS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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
MARGIE L. WILLIAMS

TO
DENNIS JOSEPH RUSSELL AND WIFE,
JANE ADELINE RUSSELL

F. I. 2 6 9 9

IDENTIF. REFERENCE

FEB 5 9 34 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.