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

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BOOK 5394 PAGE 878

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Irvin L. Williams and wife, Shirley B. Williams	SAME	162-5-214
(NAME)	(NAME)	
309 Ocala Court So.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN. 37211		
(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 Irvin L. Williams and wife, Shirley B. Williams and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Charles C. Neal and wife, Bonnie R. Neal

have this day bargained and sold, and do hereby transfer and convey unto the said Irvin L. Williams and wife, Shirley B. Williams *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 78 on the Plat of Hickory Valley Subdivision, Section 3, of record in Plat Book 4460, page 86, Register's Office for said County.
Said Lot No. 78 fronts 40 feet on the east margin of Ocala Court South and extends back 131.71 feet on the north line and 151.19 feet on the south line to a line on the rear which is a broken line on which it measures 170.44 feet.

Being the same property conveyed to Charles C. Neal and wife, Bonnie R. Neal, by deed from Fredrick D. Geissler and wife, Beverly T. Geissler, of record in Book 5180, page 291, Register's Office for said County.

This conveyance is subject to a 10-foot easement for public utility and drainge, a and a public utility easement of unstated width along the southerly line of lot, a 30-foot setback line from Ocala Court South, and conditions of Owner's Certificate of record in Book 4460, page 86, Register's Office for said County; and restrictive covenants of record in Book 4604, page 526, and Book 4630, page 548, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,900.00

Subscribed and sworn to before me, this the 9th day of February 19 79

Affiant Irvin L. Williams

My commission expires: 1-30-80 (Affix Seal)

Notary Public Teresa B. Dunbar

NOTARY PUBLIC DAVIDSON COUNTY

unimproved ( )
This is improved (XX) property, known as 309 Ocala Court South, Nashville, Tennessee 37211
(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., except for 1979 taxes which are prorated and assumed by the purchasers.

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 9th *day of* February *19* 79*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles C. Neal

Bonnie R. Neal

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Charles C. Neal and wife, Bonnie R. Neal

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, Tennessee, *this* 9th *day of* Feb., *19*79.

Mary Ensey
Notary Public

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 .....

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37239

WARRANTY DEED

FROM
Charles C. Neal and wife,
Bonnie R. Neal

TO
Irvin L. Williams and wife,
Shirley B. Williams

F. I. 3 9 3 3

IDENTIF. REFERENCE

FEB 13 12 57 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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