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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

39,750.00 John M Denney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF MARCH 19 79

Notary Public

MY COMMISSION EXPIRES: 7-18-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Denney (NAME)	Exchange Bond & Mortgage Corporation (NAME)	15DZ-09715
1300 Greenfield Avenue (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, NE (STREET ADDRESS)	72-3
Nashville, TN. 37216 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30341 (CITY) (STATE) (ZIP)	325

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, Samuel W. Patton, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Denney, unmarried

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. 1 on the unrecorded plan of the Nashville Trust Co. Subdivision of Lots 1, 2 and a 30 foot strip adjoining Lot No. 1 on the west as shown on the Plan of the Subdivision of the Mora Sharpe Lands, of record in Book 547, Page 114, Register's Office, Davidson County, Tennessee.

BEGINNING at the southeast intersection of Greenfield Avenue and an alley; thence with the margin of said Avenue eastwardly 70 feet to the corner of Lots 1 and 2; thence with the line between said lots southwardly 200 feet to a point; thence westwardly 43 feet to the easterly margin of said alley; thence with the margin of the same northwardly 200 feet to the point of beginning.

BEING the same property conveyed to Samuel W. Patton and wife, Shirley Ann W. Patton by deed from Bonnie G. Wright, of record in Book 4639, Page 253, said Register's Office. The said Shirley Ann W. Patton having since died.

THIS conveyance is subject to a Sanitary Sewers and/or Storm Drainage Easement of record in Book 4277, Page 703, and an Easement for Water Main of record in Book 1101, Page 74, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

unimproved ( )
This is improved (X) property, known as 1300 Greenfield Avenue Nashville, TN. 37216
(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 9TH day of MARCH, 19 79

Samuel W. Patton Samuel W. Patton

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel W. Patton

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9TH day of MARCH 1979.

Commission expires 7-18-82

Notary Public

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

F. 1. 8 8 4 4

WARRANTY DEED

FROM
Samuel W. Patton

TO
John M. Denney

IDENTIF. REFERENCE

MAR 16 11 27 AM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

title escrow, inc.

219 franklin building 1
111 plaza park boulevard
nashville, tennessee 37217
Box #24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5406 PAGE 459

FOR

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39750.00- CAMT.	
			103.22 CSTAX	
			.50 PRFEC	
			4.00 MDEED	
			CHECK 107.72-	
9171403/16/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. I. 8 8 4 4

IDENTIF. REFERENCE

MAR 16 11 27 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 670761