WARRANTY DEED

BOOK 5409 PAGE 21

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Clyde Powers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21st DAY OF March 19 79

Tracie Tipton
Notary Public

MY COMMISSION EXPIRES: 10-17-82
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CLYDE POWERS, JR. (NAME)	FIRST FEDERAL SAVINGS & LOAN ASSOC. (NAME)	119-6
4811 LEBANON ROAD (STREET ADDRESS OR ROUTE NUMBER)	236 4TH AVE. NORTH (STREET ADDRESS)	Par 175 Jo
HERMITAGE, TN. 37076 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE (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, NORMAN S. COUSER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CLYDE POWERS, JR. AND E.W. WILKERSON

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. 9 ON THE MAP OF STERLINE HEIGHTS, SECTION 2, OF RECORD IN BOOK 1424, PAGE 104, REGISTER'S OFFICE FOR SAID COUNTY, AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTH MARGIN OF JAY STREET AT THE CORNER OF LOTS NOS. 9 AND 10; THENCE WITH THE LINE BETWEEN LOTS NOS. 9 AND 10, NORTHERLY 160 FEET TO A POINT; THENCE WESTERLY 76.72 FEET TO THE EAST MARGIN OF BOONE DRIVE; THENCE WITH THE LINE OF THE SAME, SOUTHERLY 140.22 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE, SOUTHEASTERLY 31.2 FEET TO THE NORTH MARGIN OF JAY STREET; THENCE WITH THE MARGIN OF THE SAME EASTERLY 55.14 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO NORMAN S. COUSER BY DEED FROM THOMAS R. COWSER AND WIFE, CLAUDEAN S. COWSER, AS OF RECORD IN BOOK 4184, PAGE 984, SAID REGISTER'S OFFICE.

This is unimproved ( ) improved (X) property, known as 80 JAY STREET, NASHVILLE, TENNESSEE
(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 21st day of MARCH, 19 79

Norman S. Couser
NORMAN S. COUSER

BOOK 5409 PAGE 22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named NORMAN S. COUSER

the 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 21st day of MARCH, 19 79

Tracey Thurman
Notary Public

Commission Expires 10-17-82

STATE OF
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 purpose 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. I. 9 8 9 8

580 03/22 43.50- CHECK

IDENTIF. REFERENCE

MAR 22 2 09 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
NORMAN S. COUSER

TO
CLYDE POWERS, JR. ET AL

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

William G. Traber

Nashville, Tenn. 37215

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5409 PAGE 23

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			15000.00- CAMT.	
			39.00 CSTAX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	43.50-
0580A03/22/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.I. 98998

IDENTIF. REFERENCE

MAR 22 2 09 PM '79

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

No. 672123