1078 03/26 155.30- CHECK

BOOK 5409 PAGE 865

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

58,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF MARCH, 19 79

Notary Public

MY COMMISSION EXPIRES: 10-21-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILLIAM B. GREGORY, ATTORNEY, 1161 Murfreesboro Road, #358, Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Don R. Reynolds, Jr. (NAME)	Federated Financial Mortgage Corporation (NAME)	150-2-16
2830 Lera Jones Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway, # 700 (STREET ADDRESS)	2D-64085
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (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, Martin R. Powell and wife Ann S. Powell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Don R. Reynolds, Jr. and wife Susanne W. Reynolds

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. 57 on the Plan of Percy Priest Meadows, Section 1, of record in Book 4675, page 110, said Register's Office, to which plan reference is made for a more complete description.

Being the same property conveyed to Martin R. Powell and wife, Ann S. Powell by deed from Jack Williams and wife, Frances E. Williams, of record in Book 4975, page 223, Register's Office for Davidson County, Tennessee.

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

Unimproved ( ) This is improved (XX) property, known as 2830 Lera Jones Drive (House Number) (Street) Antioch, Tennessee 37013 (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 seised 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 this 23TH day of MARCH, 19 79

Martin R. Powell — Martin R. Powell

Ann S. Powell — Ann S. Powell By Martin R. Powell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Martin R. Powell and wife Ann S. Powell (their principal place of residence being 1161 Murfreesboro Road, #358, Nashville, Tennessee 37217)

the bargainor~~s~~, with whom I am personally acquainted, and who acknowledged that ~~s~~they executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Nashville~~, Tennessee, this ~~23rd~~ day of ~~MARCH~~ MARCH 1979

Commission expires 10-20-80

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 (this oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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

Martin R. Powell

TO

Lon R. Reynolds, Jr.

F-20239

IDENTIF. REFERENCE

MAR 26 12 23 PM '79

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

file Lee #15

WILLIAM B. GREGORY,
Attorney-at-Law

1161 Murfreesboro Road, #358
Nashville, Tennessee 37217

OFFICIAL RECEIPT

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

BOOK 5409 PAGE 867

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
			58000.00- CO	
			150.80 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	155.30-
1078A	03/26/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 2 0 2 3 9

IDENTIF. REFERENCE

Mar 26 12 23 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 672594