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

BOOK 5417 PAGE 456

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Anthony W. Hodge and wife, Jalena F. Hodge	Mercantile Mortgage Company	119-10-145
(NAME)	(NAME)	
2715 Live Oak Dr.	P. O. Box 14569	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37211	St. Louis, Missouri 63178	
(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 Anthony W. Hodge and wife, Jalena F. Hodge and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Hazel Elkins, a widow,

have this day bargained and sold, and do hereby transfer and convey unto the said Anthony W. Hodge and wife, Jalena F. Hodge *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Mashburn Heights, as of record in Book 1835, page 1, Register's Office for said County. Said Lot No. 15 fronts 55 feet on the westerly side of Live Oak Road and extends back between lines, 187 feet on the southerly line and 211.5 feet on the northerly line to a dead line in the rear, measuring 121.4 feet thereon.

Being the same property conveyed to Hazel Elkins, by deed from James A. Desporte and wife, Linda F. Desporte, of record in Book 4203, page 869, said Register's Office.

This conveyance is subject to a 10-foot public utilities easement, 30-foot building set-back line from Live Oak Road and conditions of Owner's Certificate of record in Book 1835, page 1, Register's Office for said County; and restrictive covenants of record in Book 1785, page 133 and Book 1850, page 439, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 36,500.00

Subscribed and sworn to before me, this the 2nd day of April, 19 79

Affiant Anthony W Hodge

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Ensley

unimproved ( )
This is improved (X) property, known as 2715 Live Oak Drive, 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 2nd *day of* April, *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.*

Hazel Elkins Hazel Elkins

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Hazel Elkins Mary Ensey, *a Notary Public in and for said County and State,*

the within named bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee *this* 2nd *day of* April, *19* 79

Mary Ensey *Notary Public*

Commission expires 4/21/80

NOTARY PUBLIC AT LARGE

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 .....

4247 [illegible]

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED
$ 23,085

FROM
Hazel Elkins

TO
Anthony W. Hodge and wife,
Jalena F. Hodge

227.40

IDENTIFICATION REFERENCE

APR 6 3 20 PM '79

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

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

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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
			36500.00-	CO
			94.90	CO TX
			.50	PRFEE
			4.00	WDEED
				CHECK 99.40-
			4247A04/06/79	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-227.40

IDENTIFICATION REFERENCE

APR 6 3 20 PM '79

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

No. 675658