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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 $19,800.00

Donald R O'Guin Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF March 19 79

C M Fatherree
Notary Public

MY COMMISSION EXPIRES: 9-16-81

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON CO. TENN. SEP. 16 1981

THIS INSTRUMENT WAS PREPARED BY
Donald R. O'Guin Sr., 2204 Lebanon Road, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald R. O'Guin Sr. (NAME)	Loan Guaranty Office Veterans Admin. Regional Off. (NAME)	Map 92-13
2204 Lebanon Road (STREET ADDRESS OR ROUTE NUMBER)	110 9th Ave. South (STREET ADDRESS)	Parc. 389
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37203 (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, Joe L. Steelman and wife Jodean Steelman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald Roy O'Guin and wife Catherine Regenia O'Guin

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. 135 on the Map of Hortense Place, as of record in Book 161, Page 167, Register's Office for Davidson County, Tennessee, to which reference is made for a more particular description.

Being the same property conveyed to Joe L. Steelman from William Scruggs and wife Christine Marlowe Scruggs of record in Book 5297, Page 321, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

DAVIDSON COUNTY REGISTER'S OFFICE FEB 1979

This is { unimproved / improved } property, known as 240 (House Number) 35th Avenue North, (Street) Nashville, Tennessee (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 Our hand s this 16 day of March, 1979

Joe L. Steelman

Jodean Steelman

This Instrument Prepared By

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Charles M. Floyd, a Notary Public in and for said County and State, the within named Joe L. Steelman and wife Jodean Steelman

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 16 day of March, 19 79

Commission expires 9-16-81

C M Floyd
Notary Public

C. M. FLOYD NOTARY PUBLIC DAVIDSON CO. TENN. MY COMM. EXPIRES SEP. 16 1981

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

WARRANTY DEED

FROM

TO

F. 2 5 4 5 8

IDENTIF. REFERENCE

APR 23 12 43 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

This Instrument Prepared By:

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
			19800.00- CO	
			51.48 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK 55.98-	
7808A04/23/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 25458

1 IDENTIF. REFERENCE

Apr 23 12 43 PM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 679101