ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Michael Ray Perkins (NAME)	First Federal Savings and Loan (NAME)	102-3
504 Landau Drive (STREET ADDRESS OR ROUTE NUMBER)	Fourth at Union (STREET ADDRESS)	78
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	SD17-34192

WARRANTY DEED

For and in consideration of the sum of TEN DOLLARS AND NO/100THS ($10.00) DOLLARS

Cash in hand paid by the herein named grantee and other good and valuable considerations the receipt of which is hereby acknowledged.

We, Ronald O. Ellis and wife, Donna R. Ellis

have bargained and sold, and by these presents do transfer and convey unto the said Michael Ray Perkins and wife, Judy D. Perkins

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County being Lot No.1274 on the Plan of Charlotte Park, Section 18, as of record in Book 3600, page 51, Register's Office for said County.

Said Lot No. 1274 fronts 72.82 feet on the northeasterly side of Landau Drive and extends back 137.3 feet on the northwesterly line and 109.3 feet on the southeasterly line, to a broken line in the rear measuring 87.78 feet.

Being the same property conveyed to Ronald O. Ellis and wife, Donna R. Ellis by deed from Charles David Sigler and wife, Mary Exie Sigler of record in Book 5160, page 767, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions, easements and plats of record in Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 504 Landau Drive (House Number) (Street)
Nashville, Tennessee 37209
(P. O. Address) (City or Town) (Zip Code)

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.

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 23rd day of April, 19 79.

Ronald O. Ellis

Donna R. Ellis

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronald O. Ellis, and wife, Donna R. Ellis

the 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 day of April, 19 79.

My commission expires 7-30-80 Notary Public

RICK M. JOHNSON NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the the within named bargainor, a corporation, and that 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 seal, at office in Nashville, Tennessee, this day of April, 19 79.

Notary Public

Commission expires 7-30-80

STATE OF TENNESSEE
COUNTY OF

The actual consideration for this transfer or value of property (whichever is greater) is $ 15,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 23rd day of April, 19 79.

My commission expires 7-30-80 Notary Public

RICK M. JOHNSON NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE OF TENNESSEE

This instrument was prepared by:

Rick M. Johnson, Attorney, Suite 1112 Parkway Towers, Nashville, Tenn. 37219
Name Address

8513 WARRANTY DEED CHECK

FROM

TO

F. 25625

IDENTIF. REFERENCE

APR 24 10 09 AM '79

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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
			45500.00- CO	
			118.30 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	122.80-
80	13A	04/24/79	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 256 25

T
IDENTIF. REFERENCE

APR 24 10 09 AM '79

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

No. 679299