Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF MARCH

Patsi B. Gregory
Notary Public

MY COMMISSION EXPIRES: 6-22-82
(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
Robert A. Hajacos (NAME)	Federated Financial Mortgage Corporation (NAME)	71-12
1614 Joy Circle (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway, # 700 (STREET ADDRESS)	PARCEL 34
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (CITY) (STATE) (ZIP)	12DA 42032

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, Evelyn F. Brown and wife Jean Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert A. Hajacos and Melissa A. Peak

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. 05 and the southerly half of Lot No. 04 on the Plan of Joy Wood Subdivision, as of record in Book 974, Page 45, Register's Office for Davidson County, Tennessee.

Said Lot No. 05 and part of Lot No. 04 together front 75 feet on the westerly margin of Joy Circle, and extend back 150 feet between parallel lines to a dead line in the rear.

DOT

Being the same property conveyed to Evelyn Fulton Brown and Jean Brown, by deed from A. D. Hewlett and wife, Frances H. Hewlett of record in Book 5232, Page 61, said Register's Office.

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

Unimproved ( )
This is improved (X) property, known as 1614 Joy Circle 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 our hand this 27th day of March, 19 79

Evelyn F. Brown

Jean Brown

BOOK 5426 PAGE 723

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Evelyn F. Brown and wife Jean Brown

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 27th day of MARCH 19 79

Commission expires 1-18-82

Patsi B. Gregory
Notary Public

PATSI B. GREGORY NOTARY PUBLIC STATE OF TENNESSEE LARGO

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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 _____

(this oath) (himself) (they)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 _____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Evelyn F. Brown

TO

Robert A. Hajacos

F. 2 6 1 4 6

IDENTIF. REFERENCE

Apr 26 2 03 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

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 5426 PAGE 724

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

22500.00- CO
58.50 CO TX
.50 PRFEE
4.00 WDEED
CHECK 63.00-
8648A04/26/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 261146

APR 26 2 03 PM '79

No. 679913