658 05/04 144.00- CHECK

WARRANTY DEED

BOOK 5431 PAGE 100

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF May, 1979

Notary Public

MY COMMISSION EXPIRES: October 20, 1982

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RUSSELL S. BOGUSKIE, JR (NAME)	, et ux EXCHANGE BOND AND MORTGAGE CORP. (NAME)	
1252 GRAYCROFT AVENUE (STREET ADDRESS OR ROUTE NUMBER)	1835 SAVOY DR., N.E. 205 VERRE CENTRE (STREET ADDRESS)	
MADISON, TN 37115 (CITY) (STATE) (P. O. ZIP)	ATLANTA, GEORGIA 30341 (CITY) (STATE) (ZIP)	11D 35742

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~~ I, MARELLE CHAMBERS NEWMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RUSSELL S. BOGUSKIE, JR., and wife, SUE M. BOGUSKIE

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. 46 on the Plan of Primrose Meadows, Section I, of record in Book 4675, page 18, Register's Office for said County.

Said Lot No. 46 fronts 80.0 feet on the southerly margin of Graycroft Avenue and extends back between lines 118.0 feet on the easterly lot line and 122.18 feet on the westerly lot line to a line in the rear which measures 88.51 feet thereon.

Being the same property conveyed to Marelle Chambers by deed from First American National Bank of Nashville, of record in Book 5111, page 562, Register's Office for Davidson County, Tennessee.

The said Marelle Chambers and Marelle Chambers Newman being one and the same person.

Robert E. Newman, spouse of the above stated Grantor joins in this conveyance for the purpose of conveying whatever interest he may have in the property.

This is unimproved (X) improved ( ) property, known as 1252 North Graycroft Avenue, Madison, TN 37115
(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 S this 2 day of May, 19 79

Marelle Chambers Newman — MARELLE CHAMBERS NEWMAN

Robert E. Newman — ROBERT E. NEWMAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marelle Chambers Newman and Robert E. Newman

the bargainors, 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 Goodlettsville, Tennessee this 2nd day of May, 19 79

Commission Expires October 17, 1982

Douglas R Berry
Notary Public

DOUGLAS R. BERRY NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
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 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 official seal at office at on this the day of , 19

My commission expires Notary Public

WARRANTY DEED

FROM
MARELLE CHAMBERS NEWMAN

TO
RUSSELL S. BOGUSKIE, JR., et ux

F. 2. 7. 7. 1. 6.

IDENTIF. REFERENCE

MAY 4 10 18 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

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

BOOK 5431 PAGE 102

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
			54000.00- CO	
			140.40 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	144.90-
0658A05/04/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-2-7-7-1-6

IDENTIF. REFERENCE

MAY 4 10 18 AM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 681864