FILE IN BOX 4

79-5-45

BOOK 5440 PAGE 538

5089 05/25 113.30- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,784.39

Clarence E. Feemster Etux
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF MAY, 1979

Notary Public

MY COMMISSION EXPIRES: 11/7/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 908 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
C. ERVIN FEEMSTER ETUX (NAME)	GREATER SUBURBAN MORTGAGE COMPANY (NAME)	Map 95-11
841 Forrest Hill Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1166 (STREET ADDRESS)	Parcel 118
NASHVILLE, TN. 37220 (CITY) (STATE) (P. O. ZIP)	Lafayette, CA 94549 (CITY) (STATE) (ZIP)	3D7-08758

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, WILLIAM G. DRAKE, SINGLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. ERVIN FEEMSTER AND WIFE, DIANE FEEMSTER

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. 59 on the Plan of Cloverdale Subdivision, as of record in Book 2133, page 9, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to William G. Drake, a single man by deed from Frank M. Watson and wife, Mary S. Watson of record in Book 5351, page 729, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2094 , page 87 said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee (s) herein.

As part of the above consideration, the Grantees herein, assume and agree to pay the unpaid balance owing on a certain note executed by the Grantors herein to Greater Suburban Mortgage Company in the original principal amount of $38,400.00, of record in Book 5351, page 731, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 424 SPRINGVIEW DRIVE 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 MY hand this 23rd day of MAY, 19 79

William G. Drake

WILLIAM G. DRAKE

STATE OF TENNESSEE
Davidson County

BOOK 5440 PAGE 539

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named WILLIAM G. DRAKE

the bargainor, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 23rd day of MAY, 19 79

Commission expires 11/7/79

Notary Public

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

WILLIAM G. DRAKE

TO

C. ERVIN FEEMSTER AND WIFE,

DIANE FEEMSTER

F. 3. 1. 1. 4. 2.

IDENTIF. REFERENCE

MAY 25 9 14 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

BOOK 5440 PAGE 540

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

43784.39- CO
113.88 CO TX
.50 PRFEE
4.00 WDEED
CHECK 118.38-
5089A05/25/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 3. 1. 4. 2.

IDENTIF. REFERENCE

MAY 25 9 14 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 686143