This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

File 1st Fed

BOOK 5443 PAGE 103

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Tim W. McCall and wife, Rose Mary McCall	First Federal of Nashville	103-8-254
(NAME)	(NAME) 236 Fourth Avenue North	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)=---------- *Dollars,*
cash in hand paid by Tim W. McCall and wife, Rose Mary McCall and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Michael Brockman Estes, Robert B. Estes and Janet Estes Clark

have this day bargained and sold, and do hereby transfer and convey unto the said Tim W. McCall and wife, Rose Mary McCall

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 26 and the easterly 20 feet of Lot No. 25 of Block "H" on the Plan of Cherokee Park, as of record in Book 547, pages 175 and 176, said Register's Office.

Said Lot No. 26 and part of Lot No. 25 front 80 feet on the northerly side of Aberdeen Drive, and runs back 112.53 feet on the westerly line and 117.03 feet on the easterly line to a dead line and measures 85 feet thereon.

Being the same property conveyed to R. L. Estes by deed from George B. Graves, et ux of record in Book 841, page 398, (as to Lot 26) Register's Office for Davidson County, Tennessee and to R.L. Estes and wife, Eva L. Estes by deed from W.L. Scheffer, of record in Book 1012, page 165, said Register's Office (as to the easterly 20 feet of Lot No. 25). By deed of record in Book 873, page 680, said Register's Office, R. L. Estes conveyed a ½ interest to Eva L. Estes for the purpose of the survivor inheriting the remainder. R. L. Estes predeceased Eva L. Estes. By Will of record in Book 124, page 492, Office of the County Court Clerk for Davidson County, Tennessee, Eva Connell Estes, being one and the same person as Eva L. Estes devised said property to her husband, Robert Luther Estes and in the event of his predeceasing her, to her son Harry M. Estes. Harry M. Estes likewise predeceased Eva L. Estes, thus vesting title to the property in the issue of Harry M. Estes, deceased. The said Michael Brockman Estes and Michael B. Estes being one and the same person.

This conveyance is subject to a 35-foot setback line from Aberdeen Road and conditions of Owner's Certificate of record in Book 547, pages 175 and 176, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $63,000.00

Subscribed and sworn to before me, this the 30th day of April, 19 79

Affiant Robert B. Estes

My commission expires: 8/13/80 (Affix Seal)

Notary Public Dorothy A. Wilson

unimproved ( )
This is improved ( ) property known as 4020 Aberdeen Road, Nashville, Tennessee 37205
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1979 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 21st *day of* May, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Michael Brockman Estes by his attorney in fact Robert B. Estes

Michael Brockman Estes, by his attorney-in-fact Judith Lynn Estes

Robert B. Estes

Janet Estes Clark

Judith Lynn Estes

Janet Estes Clark

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Robert B. Estes and Janet Estes Clark

the within named 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* 30th *day of* May, *19* 79

Dorothy A. Wilson
Notary Public

Commission expires 8/13/80

DOROTHY A. WILSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ..... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ....., *this* ..... *day of* ....., *19* .....

.....
Notary Public

Commission expires .....

STATE OF CALIFORNIA
COUNTY OF

On this 21st day of May, 1979, before me, Jane M. Boone, a Notary Public in and for said County and State, personally appeared Judith Lynn Estes, to me known to be the person who executed the foregoing instrument in behalf of Michael Brockman Estes and acknowledged that she executed the same as the free act and deed of said Michael Brockman Estes.

Witness my hand and official seal at 355 - 3rd. Ave. Chula Vista Ca. 92010
this 21st day of May, 1979.

OFFICIAL SEAL
JANE M. BOONE
NOTARY PUBLIC - CALIFORNIA
SAN DIEGO COUNTY
My comm. expires NOV 4, 1979

Jane M. Boone
Notary Public

Commission expires .....

F-32011

IDENTIF. REFERENCE

MAY 31 1 37 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

6197 05/31 169.30- CHECK

WARRANTY DEED

FROM
Michael Brockman Estes, Robert B. Estes and Janet Estes Clark

TO
Tim W. McCall and wife, Rose Mary McCall

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

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

BOOK 5443 PAGE 105

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
			63000.00- CO	
			163.80 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK 168.30-	
6197A05/31/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F: 320 1: 1:

IDENTIF. REFERENCE

MAY 31 1 37 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 687224