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STATE OF TENNESSEE }
COUNTY OF DAVIDSON } BOOK 5450 PAGE 970

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Ramon A. Marler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June, 19 79

Notary Public

MY COMMISSION EXPIRES: July 12, 1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney, P. O. Box 15324, Nashville, Tennessee 37215
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ramon A. Marler, et ux (NAME) | Security Federal Savings & Loan (NAME) | 132-11 |
| 4336 Courtland Drive (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 15917 (STREET ADDRESS) | Parcel 12 |
| Nashville, TN 37204 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37215 (CITY) (STATE) (ZIP) | OH-00135 |

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, Marcia Berg, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ramon A. Marler and wife, Ruth H. Marler

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. 9 on the Map of Southmeade, as of record in Book 1835, pages 118 and 119, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Courtland Drive, at the common corner of Lots 8 and 9; thence with the line between said lots, eastwardly 259.8 feet to a corner of Lot No. 11; thence with the line between Lots 9 and 11, northeastwardly 75.2 feet to a corner of Lot No. 10; thence with the line between Lots 9 and 10, northwestwardly 188 feet to a point in the southerly margin of Southmeade Parkway; thence with the margin of the same, southwestwardly around a slight curve, 219.3 feet to a concrete monument at the beginning of a curve; thence around said curve, southwestwardly 29.4 feet to a point in the easterly margin of Courtland Drive; thence with the margin of the same, southerly 128 feet to the point of beginning.

Being the same property conveyed to Spencer Berg and wife, Marcia Berg, by deed from Marvin Sharpton and wife, Imogene B. Sharpton of record in Book 5036, page 188, Register's Office for Davidson County, Tennessee, the said Spercer Berg having since died.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 3292, page 139, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

This is unimproved ( ) improved (X) property, known as 4336 Courtland Drive, Nashville, Tennessee 37204
(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 15th day of June, 19 79

Marcia Berg

STATE OF TENNESSEE
Davidson County

BOOK 5450 PAGE 971

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marcia Berg

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of June 1979

Commission expires July 11, 1981

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

Marcia Berg

TO

Ramon A. Marler, et ux

F 34965

IDENTIF. REFERENCE

JUN 18 10 17 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-1631
NASHVILLE, TENNESSEE 37208

216

**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 |
|---|---|---|---|---|
| | | | 75000.00- | CO |
| | | | 195.00 | CO TX |
| | | | .50 | PRFEE |
| | | | 4.00 | WDEED |
| | | | CHECK | 199.50- |
| 9990A06/18/79 | | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-34965

IDENTIF. REFERENCE

JUN 18 10 17 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 690907