FILE IN BOX 4

BOOK 5461 PAGE 378 79-6-51

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,500.00

David L. Gress
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF JUNE, 19 79

Notary Public

MY COMMISSION EXPIRES: 6/7/80

(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
DAVID L. GRESS ETUX (NAME)	MERCANTILE MORTGAGE COMPANY (NAME)	148-5-114
324 WILLA RD DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 14569 (STREET ADDRESS)	5DU-1946
NASHVILLE, TENNESSEE (CITY) (STATE) (P. O. ZIP)	ST. LOUIS, MISSOURI (CITY) (STATE) (ZIP)	

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, NEVA FERGUSON HAMMONDS AND HUSBAND, DOUGLAS LEE HAMMONDS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID L. GRESS AND WIFE, LUCILLE L. GRESS

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. 96 on the Plan of Section III, Haywood Acres, of record in Book 2900, page 81, Register's Office for Davidson County, Tennessee.

SAID Lot No. 96 fronts 155 feet on the easterly side of Willard Drive and extends back 315 feet on the northerly line and 317.4 feet on the southerly line to a dead line in the rear on which it measures 100.3 feet.

BEING the same property conveyed to R. L. Ferguson and wife, neva Ferguson by deed from The Administrator of Veterans Affairs of record in Book 3964, page 584, said Register's Office. The said R. L. Ferguson having since died and Neva Ferguson having remarried. The said Neva Ferguson (now Hammonds) having created a tenancy by the entirety with Douglas Lee Hammonds by deed of record in Book 4562, page 206, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 3035 , page 505 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.

This is unimproved ( ) improved (X) property, known as 324 WILLARD DRIVE (House Number) (Street) NASHVILLE, TENNESSEE (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 26th day of JUNE, 19 79

X Neva Ferguson Hammonds
NEVA FERGUSON HAMMONDS

X Douglas Lee Hammonds
DOUGLAS LEE HAMMONDS

STATE OF TENNESSEE
Davidson County

BOOK 5461 PAGE 379

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named NEVA FERGUSON HAMMONDS AND HUSBAND, DOUGLAS LEE HAMMONDS

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 26th day of JUNE, 1979.

Commission expires 6/7/80

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 on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

NEVA FERGUSON HAMMONDS AND HUSBAND,

DOUGLAS LEE HAMMONDS

TO

DAVID L. GRESS AND WIFE,

LUCILLE L. GRESS

F. 38670

IDENTIF. REFERENCE

JUL 6 3 52 PM '79

FELIX Z. HUDSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 5461 PAGE 380

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	RR - 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
			44503.00-	CO
			120.50	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	127.40-
462807/06/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-386700-1

IDENTIF. REFERENCE

JUL 6 3 52 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 695413