750528-1

9141 07/25 104.00- CHECK

BOOK 5473 PAGE 249

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,500.00

Robert W. Kramer Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 20th DAY OF JULY 1979

Notary Public

MY COMMISSION EXPIRES: 4/18/82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM D. CASTLEMAN, ATTORNEY, 807 American Trust Bldg., Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES D. FISHER et ux (NAME)	FIDELITY FEDERAL SAVINGS & LOAN ASSN (NAME)	3DZ-64530
3121 Stafford Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 100103 (STREET ADDRESS)	Map: 85-7
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37202 (CITY) (STATE) (ZIP)	Par: 41 TK

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, JUANITA B. HILL ROGERS and husband, BENJAMIN A. ROGERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES D. FISHER and wife, MAVIS FISHER

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. 197 on the Plan of Stanford Country Club Estates, Section IV, as of record in Book 2900, Pages 83 and 84, Register's Office for Davidson County, Tennessee.

SAID Lot No. 197 fronts 90 feet on the east side of Stafford Drive and runs back between lines 254.1 feet on the north line and 286.87 feet on the south line to a dead line in the rear on which it measures 166.17 feet.

BEING the same property conveyed to John Robert Hill and wife, Juanita B. Hill, by deed from Carl Batson and wife, Bettye H. Batson, of record in Book 3165, Page 323, Register's Office for Davidson County, Tennessee, the said John Robert Hill having since died, and the said Juanita B. Hill having since remarried, now being Juanita B. Hill Rogers.

BENJAMIN A. ROGERS, husband of Juanita B. Hill Rogers, joins in this conveyance for the purpose of conveying any right and title which he may now, or at any time in the future, have, especially his marital rights.

THIS CONVEYANCE is subject to Restrictive Covenants of record in Book 3066, Page 219, said Register's Office; easements and setback lines as set forth in the above Plan of record and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 3121 STAFFORD DRIVE (House Number) (Street) NASHVILLE, TENNESSEE (P. O. Address) (City or Town) 37214 (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 20th day of JULY, 19 79

Benjamin A Rogers
BENJAMIN A. ROGERS

Juanita B. Hill Rogers
JUANITA B. HILL ROGERS

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JUANITA B. HILL ROGERS and husband, BENJAMIN A. ROGERS

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 Nashville, Tennessee, this 20th day of JULY 1979

Commission expires 4/18/82

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

$37,500.00 750528-9

WARRANTY DEED

FROM

JUANITA B. HILL ROGERS et vir

BENJAMIN A. ROGERS

TO

JAMES D. FISHER et ux

MAVIS FISHER

F 42193

IDENTIF. REFERENCE

JUL 25 2 54 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

~~FILE BOX 9~~

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

BOOK 5471 PAGE 251

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
			37500.00- CO	
			97.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 104.00-	
			9141A07/25/79 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 42193

IDENTIF. REFERENCE

JUL 25 2 54 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 699798