Prepared by: [illegible]
[illegible]
[illegible] & Crawford
[illegible]
Nashville, [illegible] 37219

BOOK 5472 PAGE 586

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Town & Country RealtyCo. (NAME)	Fidelity Federal Savings & Ln. (NAME)	103-6
3815 Cleghorn Avenue (STREET ADDRESS OR ROUTE NUMBER)	Fourth & Union (STREET ADDRESS)	Par 244 [illegible]
Nashville, TN.37215 (CITY) (P. O. ZONE) (STATE)	Nashville, TN. 37219 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN DOLLARS ($10.00) * * * * * *
* *DOLLARS*

and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the grantee herein to pay, the principal balance now due, plus future interest, on a certain note dated July 12, 1976, in the original principal sum of $18,622.00, payable to Fidelity Federal Savings & Loan Association, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Nelson C. Andrews and wife, Sue Andrews, to Vaden Lackey, Jr., Trustee, as of record in Book 5044, page 898, Register's Office for Davidson County,Tennessee,

NELSON C. ANDREWS and wife, SUE ANDREWS

have bargained and sold, and by these presents do transfer and convey unto the said TOWN & COUNTRY REALTY COMPANY, INC.,
its successors ~~XXX~~s *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being part of Lot No. 41 on the Plan of Brookside Court Subdivision, as of record in Book 1424, page 145, Register's Office for said County, to which plan reference is here made for a more complete and accurate description.

Being part of the property conveyed to Nelson C. Andrews and wife, Sue Andrews, by deed from Brookside Court, Inc., as of record in Book 5044, page 691, said Register's Office.

INCLUDED in the above described property but excluded therefrom is the following described property :

BEGINNING at a point in the present eastern margin of White Bridge Road, said point being in the northeast corner of the intersection of White Bridge Road and Knob Road and lying in a northerly direction 47.1 feet more or less from the centerline of Knob Road; thence in a northerly direction with present eastern margin of White Bridge Road for a distance of 74.30 feet more or less to a point, said point being the beginning of a curve; thence in a northerly and easterly direction along a curve to the right having a central angle of 84 degrees 36 minutes and having a radius of 20 feet for a distance of 29.53 feet more or less to a point, said point being the end of a curve and lying on the present southern margin of an alley; thence in an easterly direction with the present southern margin of said alley for a distance of 1.89 feet, more or less to a point; said point lying onthe proposed eastern margin of Briley Parkway; thence in a southerly direction with the proposed eastern margin of Briley Parkway for a distance of 88.11 feet, more or less

(CONTINUED ON REVERSE SIDE)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $ 27,500.00
Subscribed and sworn to before me, this the 25th day of July 1979
[signature] Affiant
My commission expires: 4-18-82 (Affix Seal)
Mary Ann Selley Notary Public

to a point; said point being the beginning of a curve; thence in a southerly and easterly direction along a curve to the left having a central angle of 95 degrees 24 minutes and having a radius of 24 feet for a distance of 39.96 feet, more or less to a point; said point being the end of curve and lying in the present northern margin of Knob Road; thence in a westerly direction with the present northern margin of Knob Road, for a distance of 24.48 feet, more or less to a point, said point being the beginning of a curve; thence in a westerly and northerly direction along a curve to the right having a central angle of 95 degrees 24 minutes and having a radius of 20 feet for a distance of 33.30 feet, more or less to the point of beginning, containing an area of approximately 2268 square feet. TEMPORARY CONSTRUCTION EASEMENT. Varying in width from 0 to 5 feet and running with and adjacent to the proposed eastern margin of Briley Parkway and the present northern margin of Knob Road for a distance of 180 feet, more or less, and containing 490 square feet. Temporary construction easement is to become null and void upon completion of said project.

Being the same property conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee by deed from Nelson C. Andrews and wife, Sue Andrews, as of record in Book 5388, page 860, said Register's Office.

This instrument prepared by David B. Herbert, Attorney-at-Law 23rd Flr. L & C Tower, Nashville, Tennessee upon information furnished by the parties herein.

unimproved ( ) This is improved (X) property, known as 5570-72 Knob Road, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said TOWN & COUNTRY REALTY COMPANY, INC. its successors ~~heirs~~ *and assigns, forever.*

And we *do covenant with the said* TOWN & COUNTRY REALTY COMPANY, INC. its successors and assigns *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.* Except as shown above and 1979 taxes which Grantee assumes and agrees to pay.

And we, NELSON C. ANDREWS and wife, SUE ANDREWS *do further covenant and bind* Ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* TOWN & COUNTRY REALTY COMPANY, INC., its successors *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand*s *this* 25th *day of* July, *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.*

Nelson C. Andrews
Nelson C. Andrews

Sue Andrews
Sue Andrews

BOOK 5472 PAGE 588

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* Nelson C. Andrews and wife, Sue Andrews

the bargainor....., 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* 25th *day of* July, *19* 79.

Mary Ann Selby *Notary Public.*

Commission Expires 4-18-82.

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... *executed the within instrument for the purposes therein contained.*

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

....., *Notary Public.*

Commission Expires.....

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.....

WARRANTY DEED

FROM

NELSON C. ANDREWS AND WIFE

TO

TOWN & COUNTRY REALTY

COMPANY, INC.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

BOOK 5472 PAGE 589

IDENTIF. REFERENCE

JUL 27 3 01 PM '79

FELIX A. NELSON II REGISTER
DAVIDSON COUNTY, TENN.

F-42678

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

BOOK 5472 PAGE 590

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
			27500.00- CO	
			71.50 CO TX	
			.50 PRFE	
			12.00 MSELO	
			CHECK 84.00-	
9774A07/27/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-42678

IDENTIF. REFERENCE

JUL 27 3 02 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 700412