Form No. WD-1

BOOK 5491 PAGE 281

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,600.00

Regina S. Howard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF AUGUST, 19 79

Patricia Johnson
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
ROBERT C. SANDERS, 206 FIRST FARMERS & MERCHANTS BANK, COLUMBIA, TN 38401
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen E. Howard (NAME)	Bank of Eagleville (NAME)	MAP 162-5
331 Brewer Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 100 (STREET ADDRESS)	PARCEL 275
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Eagleville, TN 37060 (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, Donald M. Matthys and wife Lynda S. Matthys

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen E. Howard and wife Regina S. Howard

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. 155 on the plan of Hickory Valley Subdivision, Section 3, as of record in Book 4460, Page 86, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Donald M. Matthys and wife Lynda S. Matthys by deed from Randall Phillips Builders, Inc. as of record in Book 4655, Page 9, Register's Office for said County.

THIS conveyance is subject to restrictions of record in Book 4630, Page 549, Register's Office for said County.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (X) property, known as 331 Brewer Drive (House Number) (Street) Nashville, TN 37211 (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 27TH day of AUGUST, 19 79

Donald M. Matthys

Lynda S. Matthys

STATE OF TENNESSEE
Davidson County

BOOK 5491 PAGE 282

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald M. Matthys and wife Lynda S. Matthys

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 27TH day of AUGUST 1979.

Commission expires 9-6-81

Patricia Ann Johnson
Notary Public

PATRICIA ANN JOHNSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public, within and for the State and County aforesaid, personally appeared _____ and _____ (this oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ 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
Donald M. Matthys

TO
Stephen F. Howard

F-49364

mail

IDENTIF. REFERENCE

AUG 30 3 12 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Robert C. Sanders
Attorney-at-Law
206 First Farmers & Merchants Bank Bldg.
Columbia, Tennessee 38401

06/30 153.66 - CHECK

8255

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

BOOK 5491 PAGE 283

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			56600.00- CO	
			147.16 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 153.66-	
8255A	08/30/79	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 49364

IDENTIF. REFERENCE T

AUG 30 3 13 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 708645