This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5504 PAGE 547

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gerald E. Woodard and wife, Betty J. Woodard	Molton, Allen & Williams, Inc.	162-5-112
(NAME)	(NAME)	
5348 Eulala Drive	P. O. Box 10025	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37211	Birmingham, Alabama 35202	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by Gerald E. Woodard and wife, Betty J. Woodard and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Eston L. Garrett and wife, Tommy Sue Garrett

have this day bargained and sold, and do hereby transfer and convey unto the said Gerald E. Woodard and wife, Betty J. Woodard *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 5th Civil District of Davidson County, Tennessee, being Lot No. 187 on the Plan of Hickory Valley Subdivision, as of record in Book 4175, page 75, Register's Office for said County.
Said Lot No. 187 fronts 80.0 feet on the east side of Eulala Drive and extends back 110.0 feet on the north line and 110.0 feet on the south line to a broken rear line measuring 145.13 feet thereon.

Being the same property conveyed to Eston L. Garrett and wife, Tommy Sue Garrett by deed from Kenneth J. Giljam and wife, Deanne E. Giljam, of record in Book 4573, page 360, Register's Office for said County.

This conveyance is subject to a 10-foot easement for public utilities and drainage, a 2.5 x 25-foot utility anchor easement, 30-foot building set-back line from Eulala Drive, and conditions of Owner's Certificate of record in Book 4175, page 75, Register's Office for said County; and restrictive covenants of record in Book 4353, page 54, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
The actual consideration or value whichever is greater, for this transfer is $ 52,900.00
Subscribed and sworn to before me, this the 17 day of Sept 1979
Affiant
My commission expires: 4-18-82 (Affix Seal)
Notary Public

unimproved ( )
This is improved (X) property, known as 5348 Eulala Drive, Nashville, Tennessee 37211
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1979 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 19th *day of* September, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Eston L. Garrett

Tommy Sue Garrett

BOOK 5504 PAGE 548

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, NANCY C. HOTA *a Notary Public of and for said County and State,* Eston L. Garrett and wife, Tommy Sue Garrett

the within named 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* 19 *day of* SEPT, 1979.

NOTARY PUBLIC DAVIDSON COUNTY

Commission expires 4-18-82 *Notary Public*

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 .....

4148 09/25 144.04- CHECK

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED 37236

FROM
Eston L. Garrett and wife,
Tommy Sue Garrett

TO
Gerald E. Woodard and wife,
Betty J. Woodard

F-54115

IDENTIF. REFERENCE

SEP 25 12 29 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5504 PAGE 549

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			52900.00- CO	
			137.54 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 144.04-	
414BA09/25/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-54115

IDENTIF. REFERENCE

SEP 25 12 29 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 714377