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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,900.00

Carl David Graeflin
Affiant

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

Notary Public

MY COMMISSION EXPIRES: July 11, 1981
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney, P. O. Box 15324, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl David Graeflin, et ux (NAME)	Third National Mortgage Company (NAME)	160-3 71
5305 Anchorage Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 7628 (STREET ADDRESS)	6DU-34780
Nashville, TN 37220 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (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, John D. Franklin and wife, Patricia W. Franklin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl David Graeflin and Sharon R. Ellis

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:

Land in Davidson County, Tennessee, described as follows:

Being Lot No. 305 on the Plan of Haileywood Estates, Section 8-A, as of record in Book 2854, page 82, Register's Office for said County, described as follows:

Said Lot No. 305 fronts 141.2 feet on the northwesterly side of Anchorage Drive and extends back 198.2 feet on the southwesterly line and 132.1 feet on the northeasterly line, to an irregular line in the rear on which it measures 113.3 feet.

The above described property was conveyed to John D. Franklin and wife, Patricia W. Franklin by deed from George A. Holle, Jr. and wife, Shirley T. Holle, of record in Book 4517, page 276, said Register's Office.

This is { unimproved ( ) / improved (X) } property, known as 5305 Anchorage Drive, Nashville, TN 37220
(House Number) (Street) (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 hands this 26th day of September, 19 79

John D. Franklin

Patricia W. Franklin

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 John D. Franklin and Patricia W. Franklin

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 September 19 79

Commission expires July 11, 1981

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 (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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

2372263

WARRANTY DEED

FROM

John D. Franklin, et ux

TO

Carl David Graeflin, et ux

PLEASE RETURN TO
CHICAGO TITLE INSURANCE CO.
AMERICAN CENTER
NASHVILLE, TENN. 37201

F.54985

2372263

IDENTIF. REFERENCE

SEP 28 3 42 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-1631
NASHVILLE, TENNESSEE 37208

5225 09/28 198.64- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			73900.00- CO	
			198.14 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	198.64-
5225A09/28/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-54985

IDENTIFICATION REFERENCE

SEP 28 3 42 PM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 715423