FORM NO. WD-1

61 10/22 110.24- CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $39,950.00

John D Fussell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October, 19 79

Notary Public

MY COMMISSION EXPIRES: April 17, 1983

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN D. FUSSELL, ET UX (NAME)	NOEL PALMER MORTGAGE COMPANY (NAME)	52 - 9
1117 FERNBANK DRIVE (STREET ADDRESS OR ROUTE NUMBER)	ONE COMMERCE PLACE (STREET ADDRESS)	8.6
NASHVILLE, TN. 37115 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TN. 37239 (CITY) (STATE) (ZIP)	11D-67345

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, JAMES HOWARD AMBROSE AND WIFE, DORIS SPIVEY AMBROSE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN D. FUSSELL AND WIFE, VIRGINIA O. FUSSELL

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 part of Lot No. 17 of the Montague Subdivision, of record in Book 421, page 129, Register's Office for Davidson County, Tennessee and described as follows:

BEGINNING on the southeasterly margin of Fernbank Drive as widened at a point 280 feet northwardly from Palestine Avenue; thence South 53 degrees 7 minutes East 208.8 feet to a point; thence North 36 degrees 53 minutes East 64 feet to the southeasterly corner of the property conveyed to James K. Chaffin and wife, Joyce Chaffin by deed of record in Book 3438, page 379, said Register's Office; thence with Chaffin's southerly line North 53 degrees 7 minutes West 208.8 feet to a point in the southeasterly margin of Fernbank Drive; thence with said margin of Fernbank Drive, South 36 degrees 53 minutes West 64 feet to the point of beginning.

BEING the same property conveyed to the within named grantors by deed of record in Book 5320, Page 985, Register's Office for Davidson County, Tennessee.

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

This is unimproved (X) improved ( ) property, known as 1117 Fernbank Drive, Nashville, TN. 37115
(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 18th day of October, 19 79

James Howard Ambrose
JAMES HOWARD AMBROSE

Doris Spivey Ambrose
DORIS SPIVEY AMBROSE

A-101

STATE OF TENNESSEE
Davidson County

BOOK 5517 PAGE 279

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES HOWARD AMBROSE AND WIFE, DORIS SPIVEY AMBROSE

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 18th day of October 19 79

Commission expires April 17, 1983

W. K. Georgas, Jr.
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

WARRANTY DEED

FROM

TO

F. 5 8 8 1 5

IDENTIF. REFERENCE

OCT 22 10 28 AM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

American Escrow Company, Inc.
Suite 209 Cumberland Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5517 PAGE 280

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
			39950.00- CO	
			103.74 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 110.24-	
00	61	A 10/22/79	BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 588815

T
IDENTIF. REFERENCE

OCT 22 10 28 AM '79

FEE

No. 720115