BOOK 5521 PAGE 38

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| R. Allen Mirse and<br>Jane Ann Tillman<br>(NAME)<br>3604 Stonewood Court<br>(STREET ADDRESS OR ROUTE NUMBER)<br>Nashville, Tenn<br>(CITY) (STATE) (ZIP CODE) | First Federal Savings & Loan Assoc<br>(NAME)<br>Union at Fourth<br>(STREET ADDRESS)<br>Nashville, Tenn 37219<br>(CITY) (STATE) (ZIP CODE) | 136-11-34<br><br>FB No. 2D-60569 |

## WARRANTY DEED

For and in consideration of the sum of ----------$10.00----------
TEN and no/100----------DOLLARS

Cash in hand paid by the Grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the Grantees herein assume and agree to pay the remaining unpaid balance of a note dated December 20, 1978, executed by James H. Fandrich and wife, Lisbeth A. Fandrich, payable to First Federal Savings & Loan Association, for the original sum of $58,000,00, payable as therein specified, and filed for record in Book 5377, page 626, Register's Office, Davidson County, Tennessee.

We, James H. Fandrich and wife, Lisbeth A. Fandrich
have bargained and sold, and by these presents do transfer and convey unto the said
R. Allen Mirse and Jane Ann Tillman

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 376 on the Plan of Priest Lake Park, Section 6, as of record in Book 5050, pages 21 and 22, Register's Office for said County.

Said Lot No. 376 fronts 54.52 feet on the northwesterly cul-de-sac of Stonewood Court and extends back 107.90 feet on the westerly line and 140.27 feet on the easterly line to a broken line in the rear on which it measures 206.49 feet.

Being the same property conveyed to James H. Fandrich and wife, Lisbeth A. Fandrich, by deed from Philhall Corporation, as of record in Book 5377, page 624, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved ( X ) property, known as 3604 Stonewood Court Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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 26th day of October, 19 79.

James H. Fandrich

Lisbeth A. Fandrich

STATE OF TENNESSEE $13.72- CHECK

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COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named James H. Fandrich and wife, Lisbeth A. Fandrich

the bargainor S. O., 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 October, 1979.

My commission expires 4/18/82 Notary Public Sandra L. Pauchon

STATE OF TENNESSEE

COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 79,748.39

This is equal to or greater than the property would bring at a fair and voluntary sale.

R. Allen Mirse

Sworn to and subscribed before me this 26th day of October, 1979.

My commission expires 4/18/82 Notary Public Sandra L. Pauchon

This instrument was prepared by:

| Briley & Wrenne, Attys | 344 4th Avenue North | Nashville, Tenn 37219 |
|---|---|---|
| Name | Address | |

WARRANTY DEED

G-256202

FROM

James H. Fandrich et ux

TO

R. Allen Mirse and Jane Ann Tillman

F. 6 0 1 0 6

F 6 0 1 0 6

IDENTIF. REFERENCE

OCT 29 10 50 AM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

PIONEER TITLE

## 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 |
|---|---|---|---|---|

79748.39- CO
207.22 CO TX
.50 PRFEE
6.00 WDEED
CHECK 213.72-
1645A10/25/79 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

F.6.0.1 0 6

IDENTIF. REFERENCE

OCT 29 10 50 AM '79

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

**No.** 721647