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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,900.00

David L. Abell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January, 1980.

Ann F. Stenstrom
Notary Public

MY COMMISSION EXPIRES: My Commission Expires Oct. 15, 1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Abell and wife (NAME)	Federated Financial Mortgage (NAME)	64 8-33 Ts
4860 Rainer Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway, # 700 (STREET ADDRESS)	4D-60670
Old Hickory, Tn. 37138 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga. 30339 (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, Robert B. Beck & wife Martha Lu Beck

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. Abell and wife Mary E. Abell

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. 391 on the Plan of Sherwood Forest, Section 4, of record in Plat Book 4460, pages 182 and 183, said Register's Office, to which plat reference is made for a more complete description.

BEING the same property conveyed to Robert B. Beck and wife Martha Lu Beck by deed from Stanley R. Thomas and wife Paulette Thomas, of record in Book 5539, page 270, Register's Office for Davidson County, Tennessee.

Grantees hereby assume and agree to pay the mortgage held by Federated Financial Mortgage of record in Book 5275, page 267, said Register's Office. Escrow account and insurance to be transferred to Grantees.

This conveyance subject to Restrictive Covenants of record in Book 4704, page 448, and such easements and setback lines of record in Plat Book 4460, pages 182 and 183, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4860 Rainer Drive (House Number) (Street) Old Hickory, Tennessee (P O Address) (City or Town) 37138 (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 21st day of Januray, 1980

Robert B. Beck

Martha Lu Beck

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Anne Hensley, a Notary Public in and for said County and State, the within named Nashville, Davidson County, Tennessee Robert B. Beck & Martha L. Beck

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21 day of January 1980

Commission expires My Commission Expires Oct. 15, 1983

Anne Hensley
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

F 73083

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

PUSH

JAN 21 2 24 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

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
			49[illegible].00- CO	
			129.74 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	136.24-
8365A01/21/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F73083

IDENTIF. REFERENCE

JAN 21 2 24 PM '80

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

No. 737842