WARRANTY DEED

BOOK 5567 PAGE 776

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,478.09

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF Feb. 1980

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WAYNE J. HANDY (NAME)	LOMAS & NETTLETON COMPANY (NAME)	16DA-6191
3112 A & B LEALAND LN. (STREET ADDRESS OR ROUTE NUMBER)	3200 PACIFIC AVE. (STREET ADDRESS)	MAP 118-5
NASHVILLE, TN. 37204 (CITY) (STATE) (P. O. ZIP)	VIRGINIA BEACH, VA. 23451 (CITY) (STATE) (ZIP)	PAR 206

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, JERRY L. LUSTER AND WIFE, GWENDOLYN E. LUSTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WAYNE J. HANDY AND WIFE, MARJORIE S. HANDY

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. 3, ON THE PLAN OF MORRISWOOD SUBDIVISION, AS OF RECORD IN PLAT BOOK 4660, PAGE 89, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREIN MADE FOR A MORE COMPLETE DESCRIPTION OF METES AND BOUNDS.

BEING THE SAME PROPERTY CONVEYED TO JERRY L. LUSTER AND WIFE, GWENDOLYN E. LUSTER BY DEED FROM HAROLD F. MORRIS, AS OF RECORD IN BOOK 5136, PAGE 268, SAID REGISTER'S OFFICE.

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) CASH IN HAND PAID, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND OTHER GOOD AND VALUABLE CONSIDERATION, A PART OF WHICH IS THE ASSUMPTION OF ONE CERTAIN TRUST DEED DATED APRIL 7, 1977, AND FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF DEEDS OF DAVIDSON COUNTY, TENNESSEE, IN BOOK 5136, PAGE 270, AND NOTE OF EVEN DATE THEREBY SECURED, IN THE ORIGINAL PRINCIPAL AMOUNT OF $39,900.00 PAYABLE TO CHURCHILL MORTGAGE CORPORATION, WHICH DEBT THE GRANTEE HEREIN ASSUMES AND AGREES TO PAY AS PART PAYMENT OF THE PURCHASE PRICE.

THE GRANTEE FURTHER HEREBY ASSUMES THE OBLIGATIONS OF THE GRANTORS UNDER THE TERMS OF THE INSTRUMENTS CREATING THE LOAN TO INDEMNIFY THE VETERANS ADMINISTRATION TO THE EXTENT OF ANY CLAIM PAYMENT ARISING FROM THE GUARANTY OR INSURANCE OF THE INDEBTEDNESS ABOVE MENTIONED.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES, AS IS THE HAZARD INSURANCE.

This is unimproved ( ), improved (X) property, known as 3112 A & B LEALAND LANE, NASHVILLE, TN. 37204
(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 hand S this 18TH day of FEBRUARY, 1980

Jerry L. Luster
JERRY L. LUSTER

Gwendolyn E. Luster
GWENDOLYN E. LUSTER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5567 PAGE 777

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JERRY L. LUSTER AND WIFE, GWENDOLYN E. LUSTER

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, TN. this 18TH day of FEBRUARY, 19 80

Notary Public.

Commission Expires 11-12-80

STATE OF
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 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 official seal at office at _____ on this the _____ day of _____, 19 ____

My commission expires _____

Notary Public

3421 CHECK F 7 7 0 2 1

IDENTIF. REFERENCE

FEB 20 9 15 AM '80

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

MAIL TO:

William G. Traber
P. O. Box 140455
Nashville, Tenn. 37214

WARRANTY DEED

FROM
JERRY L. LUSTER ET UX

TO
WAYNE J. HANDY ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5567 PAGE 778

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
			51478.09- CO	
			133.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 140.40-	
3421A02/20/60			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 77021

IDENTIF. REFERENCE

FEB 20 9 15 AM '80

FEE RECEIVED
DAVIDSON COUNTY, TENN.

No. 742706