WARRANTY DEED

BOOK 5568 PAGE 662

FROM: Zanna M. Galbreath, now
Zanna M. McDonald

This instrument prepared by:
Warren H. Wild, Jr.
Farris, Warfield & Kanaday
17th Floor, Third National Bank Bldg.
Nashville, Tennessee 37219

TO: William F. McDonald and wife,
Zanna M. McDonald

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Numbers
William F. McDonald and wife, 2625 Mashburn Drive Nashville, Tennessee 37211	Dobson & Johnson 311 Plus Park Boulevard Nashville, Tenn. 37217	119-11-5
		Field Book Numbers

FOR AND IN CONSIDERATION OF the sum of One Dollars ($1.00), and for love and affection, and for the expressed purpose of creating a tenancy by the entireties, I, Zanna M. McDonald (formerly Zanna M. Galbreath), Grantor, have bargained and sold, and by these presents do transfer and convey unto the said William F. McDonald and wife, Zanna M. McDonald, Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 15 on the Map of Laurel Acres, as of record in Book 2133, page 48, Register's Office for said county.
>
> Said Lot No. 15 fronts 105 feet on the west side of Mashburn Road and runs back between lines, 253.3 feet on the north line and 232 feet on the south line, to a dead line on the rear on which it measures 55 feet.
>
> Being the same property conveyed to Terry M. Galbreath and wife, Zanna M. Galbreath by deed of record in Book 4731, page 381, Register's Office for Davidson County, Tennessee, the said Terry M. Galbreath and wife, Zanna M. Galbreath having been divorced by order of the Third Circuit Court of Davidson County, Tennessee, No. 92078, and the said Terry M. Galbreath having conveyed his interest in said property to Zanna M. Galbreath by deed of record in Book 5442, page 991, Register's Office for Davidson County, Tennessee

This is improved property, known as 2625 Mashburn Drive, Nashville, Tennessee. This conveyance is subject to easements, restrictions and other matters of record and a lien for 1980 taxes.

The Grantor's intention in executing and delivering this instrument for recording is to create an estate by the entireties in and to the entire interest in the herein described property previously held by the Grantor in accordance with the provisions of Tennessee Code Annotated 64-109. William F. McDonald has joined in this conveyance for the purpose of acknowledging his agreement to the creation of this tenancy by the entireties and for the purpose of acknowledging that his interest in the property shall henceforth be the interest of a tenant by the entireties.

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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, successors, and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as otherwise herein provided.

And Grantor does further covenant and bind Grantor, her heirs, successors, and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors, and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 20th day of February, 19 80.

F 77398

IDENTIF. REFERENCE

FEB 22 9 01 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Zanna M. McDonald
ZANNA M. McDONALD

William F. McDonald
WILLIAM F. McDONALD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruthellen M. HANGEY, a Notary Public in and for said County and State, the within named ZANNA M. McDONALD, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of February, 19 80.

Ruthellen M. Hangey
Notary Public

My Commission Expires:

4-18-82

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Ruthellen M. HANGEY

Personally appeared before me, ~~William F. McDonald~~, a Notary Public in and for said County and State, the within named WILLIAM F. McDONALD, 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 20th day of February, 19 80.

Ruthellen M. Hangey
Notary Public

My Commission Expires:

4-18-82

WHW/scp/2-18-80