FORM NO. WD-1

598 03/31 191.10- CHECK

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $: 71,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF MARCH, 1980.

Notary Public

MY COMMISSION EXPIRES: 4-17-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn and Mazer, Attorneys, 20th Floor, 1st American Center, Nashville, TN 37238

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leslie S. Ladd, Jr. (NAME)	First State Savings & Loan, Inc. (NAME)	MAP 83-5
1501 Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1413 (STREET ADDRESS)	PAR 381
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Murfreesboro, TN 37130 (CITY) (STATE) (ZIP)	23W-9990

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 Eve Cole Duncan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leslie S. Ladd, Jr. and A. Mark Ladd

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:

LAND in Davidson County, Tennessee, being the easterly 138 feet of the southerly 250 feet of Block No. 2 on the corrected Plan of the Subdivision of Block Nos. 1, 2, and 3 of the T. P. Weakley Home Place, as of record in Book 421, page 50, Register's Office for Davidson County, Tennessee.

SAID part of Block No. 2 fronts 138 feet on the northerly side of Eastland Avenue and runs back between parllel lines, with the westerly line of Lot No. 6 or Block No. 3, 250 feet to a proposed alley.
BEING the same property conveyed to Norman L. Cole and wife, Eve W. Cole, by deed from Dale Lee Coleman and wife, Suzanne T. Coleman, by deed of record in Book 4986, page 496, said Register's Office. Title was vested in Eve Cole Duncan, by divorce decree on April 3, 1978, Case # 89896.

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

unimproved ( )
This is improved (X) property, known as 1501 Eastland Avenue (House Number) (Street) Nashville, TN 37206 (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 my hand this 27TH day of MARCH, 1980

Eve Cole Duncan

Eve Cole Duncan

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eve Cole Duncan

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 27TH day of MARCH 1980

Commission expires 4-17-83

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

Eve Cole Duncan

TO

Leslie S. Ladd, Jr.

F 82692

IDENTIF. REFERENCE

MAR 31 8 21 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

71000.00- CO
184.60 CO TX
.50 PRFEE
6.00 WDEED
CHECK 191.10-
0598A03/31/80 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 8 2 6 9 2

MAR 31 8 21 AM '80

No. 749610