WARRANTY DEED

BOOK 5609 PAGE 804

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000

Margaret R. Sanders
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May 1980.

Notary Public

MY COMMISSION EXPIRES: 9-17-83

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
PRESTON O. SANDERS (NAME)	HOME FEDERAL SAVINGS & LOAN ASSOC. (NAME)	5DU 61415
504 AMELIA DRIVE (STREET ADDRESS OR ROUTE NUMBER)	230 FOURTH AVE. NORTH (STREET ADDRESS)	162-10-159
ANTIOCH, TENNESSEE (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE 37219 (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, BRUCE R. POLON AND WIFE, KATHY D. POLON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PRESTON O. SANDERS AND WIFE, MARGARET R. SANDERS

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 LOT NO. 159 ON THE PLAN OF BROOK VIEW ESTATES, SECTION 2, OF RECORD IN BOOK 4460, PAGE 163, AS AMENDED BY INSTRUMENT OF RECORD IN BOOK 5023, PAGE 208, BOTH IN SAID REGISTER'S OFFICE.

SAID LOT NO. 159 FRONTS 45.78 FEET ON THE NORTHWESTERLY MARGIN OF AMELIA COURT AND EXTENDS BACK 135.00 FEET ON THE EASTERLY LINE AND 140.39 FEET ON THE SOUTHWESTERLY LINE TO A BROKEN LINE IN THE REAR MEASURING 298.03 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO BRUCE R. POLON AND WIFE, KATHY D. POLON BY DEED FROM C.F. MC CORMICK AND WIFE, SHARON MC CORMICK, AS OF RECORD IN BOOK 5324, PAGE 652, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 5091, PAGE 842, SAID REGISTER'S OFFICE.

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

unimproved ( )
This is improved (X) property, known as 504 AMELIA COURT, NASHVILLE, TENNESSEE
(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 30th day of MAY, 19 80

Bruce R. Polon
BRUCE R. POLON

Kathy D. Polon
KATHY D. POLON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5609 PAGE 805

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named BRUCE R. POLON AND WIFE, KATHY D. POLON

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 30th day of MAY, 19 80

Laura Bobzien, Notary Public

Commission Expires 7-17-83

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

F 92348

IDENTIF. REFERENCE

JUN 6 12 22 PM '80

WARRANTY DEED

FROM
BRUCE R. POLON ET UX

TO
PRESTON O. SANDERS 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

This instrument prepared by

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5609 PAGE 806

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
			41000.00- CO	
			106.60 CO TX	
			.50 PRFEE	
			6.00 MOREG	
			CHECK 113.10-	
			2025AD6/06/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F923488

IDENTIFICATION

JUN 6 12 22 PM '80

No. 760161