195A-80-8316

This deed prepared by: (cln) Randolph H. Schneider, Attorney at Law, 1760 The Exchange, Suite 200 A, Atlanta, Georgia 30339

BOOK 5611 PAGE 920

3723 06/13 159.00 CHECK

SAFECO TITLE INSURANCE COMPANY

"LIMITED"

WARRANTY DEED

FILE NO. 195A-80-8316

STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INDENTURE, Made the 10th day of June, 19 80, between

THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES, A NEW YORK CORPORATION

of the County of New York, and State of New York as party or parties of the first part, hereinafter called Grantor, and

STUART J. GARNER and wife, VIRGINIA Y. GARNER

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Brookside Courts Addition No. 2, as of record in Book 1835, page 47, said Register's Office.

Said Lot No. 23 fronts 70 feet on the southeasterly side of Kendall Drive and extends back between parallel lines having a length of 189.9 feet to a dead line on the rear which measures 70 feet thereon.

Subject to any easements or restrictions of record.

BEING the same property conveyed to the Grantors herein by deed from Robert D. Unkenholz and wife, Linda B. Unkenholz of record in Book 5596, page 46, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a first mortgage Deed of Trust to Fidelity Federal Savings & Loan Association of record in Book 5309, page 204, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

AND the Grantor covenants and agrees to and with Grantees, that Grantor has not done or suffered to be done anything whereby the above described property is or may be in any manner encumbered or charged, and that the Grantor will WARRANT AND DEFEND the above described property against all persons lawfully claiming or to claim the same by, through or under the Grantor.

Address of Grantee	Mail Tax Notice to	Map Parcel No.
Stuart J. Garner 5643 Kendall Drive Nashville, TN.	Fidelity Federal Savings & Loan Association 401 Union Street Nashville, TN. 37219	Map 103-6 Parcel 102

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of Grantee forever in FEE SIMPLE.

~~Grantor covenants and will forever defend the right and title to the above described property unto Grantee against the claims of all persons whomsoever.~~

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the day and year above written.

F.9.3071

IDENTIF. REFERENCE

JUN 12 10 42 AM '80

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

BY: C. W. Hartge
Vice President

ATTEST: Helen C. Patrick
Helen C. Patrick, Asst. Secretary

STATE OF NEW YORK
COUNTY OF NEW YORK

Before me, Donna J. Golio, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared C. W. Hartge Vice President and Helen C. Patrick Asst Secretary, with whom I am personally acquainted, and who, upon oath acknowledged themselves to be the Vice President and Asst Secretary respectively of THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES, the within named bargainor, a corporation, and that they, as such Vice President and Asst Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by themselves as such Vice President and Asst Secretary.

IN WITNESS WHEREOF I have hereunto set my hand and notarial seal.

This ____ day of _____ 19__.

Donna J. Golio
Notary Public

My Commission expires:

DONNA T. GOLIO
Notary Public, State of N...
No. 03-4623736, Qualified in ... Co.
Cert. Filed in New York ...
Commission Expires March ... 1981

NOTARY PUBLIC — DONNA T. GOLIO — STATE OF NEW YORK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned Grantee hereby swears or affirms that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 59,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Stuart J. Lurie, Vice President

Subscribed and sworn to before me on this the 10th day of June, 19 80.

John V. Adams
Notary Public

My Commission Expires:

1-22-84

JOHN V. ADAMS — NOTARY PUBLIC AT LARGE — STATE OF TENNESSEE

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.9.3071

T
IDENTIF. REFERENCE

JUN 12 10 42 AM '80

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

No. 761481