2526 12/30 115.70- CHECK

FORM NO. WD-1

BOOK 5695 PAGE 280

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$42,000.00 James L Hodge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December 19 80

Dena M. Floyd
Notary Public

MY COMMISSION EXPIRES: 1/19/81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 640 Spence Lane, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. & Karen S. Hodge (NAME)	First Federal of Nashville (NAME)	162-3-112
4912 Olivia Drive (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth Ave. North (STREET ADDRESS)	5DU-49738
Antioch, Tn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 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, Floyd E. East and Susann C. East Stearns

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Hodge and wife, Karen S. Hodge

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. 271 on the Plan of Colewood Acres, Section 4A, as of record in Book 4300, page 105, Register's Office for said County, to which plan reference is made for a more complete description.

BEING the same property conveyed to Floyd E. East and wife, Susann C. East by deed from Bill Wheeler Construction Company, Inc. of record in Book 4682, page 719, Register's Office for Davidson County, Tennessee. The said parties having since been divorced and Susann C. East is now Susann C. East Stearns

GRANTEES hereby assume and agree to pay the mortgage payable to First Federal of Nashville of Record in Book 4682, page 721 and as assigned in Book 4709, page 786, said Register's Office. Escrow account and insurance to be transferred to Grantees.

THIS conveyance subject to Restrictive Covenants of record in Book 4515, page 578 and such easements and setback lines of record in Book 4300, page 105, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 4912 Olivia Drive Antioch, Tn. 37013
(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 29th day of December, 19 80

Floyd E. East

Susann C. East Stearns

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 Floyd E. East and Susann C. East Stearns

the bargainorS, 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, Tennessee, this 29th day of December 1980.

Commission expires 7/19/81

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

G 23635

WARRANTY DEED

FROM
Floyd E. East and
Susan C. East Stearns

TO
James L. Hodge and wife,
Karen S. Hodge

IDENTIF. REFERENCE

DEC 30 9 37 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY TENN.

File Box 24

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
			42000.00- CO	
			109.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 115.70-	
2526A	12/30/80	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 3 6 3 5

T
IDENTIF. REFERENCE

DEC 30 9 37 AM '80

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

No. 799713