BOOK 5700 PAGE 967

5259 01/16 142.48- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $52,282.07

David G. Marcin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th. DAY OF January, 1981.

Grace M. Floyd
Notary Public

MY COMMISSION EXPIRES: 7/19/81

(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
David G. Marcin etux Billie	The Galbreath Mortgage Company	18-12
Jean Marcin (NAME)	(NAME)	
302 Fannin Drive	101 East Town Street	53
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tenn, 37012	Columbus, Ohio 43215	GO-13124
(CITY) (STATE) (P. O. ZIP)	(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, Charlie H. Bryant and wife, Brenda G. Bryant

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David G. Marcin and wife, Billie Jean Marcin, as tenants by the entirety.

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. 22 on the Plan of Mansker Heights, Goodlettsville, Tennessee, as of record in Plat Book 2900, page 10, Register's Office for said county.

SAID lot No. 22 fronts 187.2 feet on the easterly side of Fannin Drive and runs back between lines 172.7 feet on the northerly line and 259.2 feet on the southerly line to a dead line in the rear on which it measures 198.6 feet thereon.

BEING the same property conveyed to Charlie H. Bryant and wife, Brenda G. Bryant by deed from Ronald E. Pearce and wife, Cathy V. Pearce of record in Book 5213, Page 388, Register's Office for Davidson County, Tennessee.

This conveyance is subject tc Restrictive Covenants of record in Book 2925, Page 111, Register's Office for Davidson County, Tennessee.

The Plan of record in Book 2900, page 10, said Register's Office, shows an Owner's Certificate, a 40 foot minimum building setback line from Fannin Drive and a 10 foot easement for public utility and drainage purposes along the southerly and rear line(s)s of said lot.

The Grantees hereby agree to assume and pay the first mortgage held by The Galbreath Mortgage Company executed October 18, 1977 and filed for record in Book 5213, Page 390, October 24, 1977, Register's Office for Davidson County, Tennessee in the original principal amount of $32,000.00. Escrow Account and Insurance to be transferred to Grantees.

This is unimproved (X) improved ( ) property, known as 302 Fannin Drive, Goodlettsville, Tennessee 37012
(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 15th. day of January, 1981

Charlie H. Bryant

Brenda G. Bryant

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charlie H. Bryant and wife, Brenda G. Bryant

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 15th. day of January 1981

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 _____ (his oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (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
Charlie H. Bryant and wife, Brenda G. Bryant

TO
David G. Marcin and wife, Billie Jean Marcin

G 25684 RUSH

IDENTIF. REFERENCE

JAN 16 11 21 AM '81

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 _____

BOOK 5700 PAGE 969

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
			52352.07- CO	
			135.98 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 142.48-	
5259A01/16/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

625684

T
IDENTIF. REFERENCE

JAN 16 11 21 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 802336