04-64-1671-6

BOOK 5702 PAGE 899

6172 01/23 230.10- CHECK

THIS INSTRUMENT WAS PREPARED BY
JOHN L. VAN CLEAVE, ATTORNEY
18th FLOOR FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

WARRANTY DEED

ADDRESS, NAME(S) AND ADDRESS OF GRANTEE(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
PAULO C. ACOSTA et ux	SECURITY FEDERAL SAVINGS & LOAN	MAP 42-11
507 Graycroft Drive	4235 Hillsboro Road	PAR 6
Madison, Tennessee 37115	Nashville, Tennessee 37215	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand and other good and valuable consideration, receipt of which is hereby acknowledged, we, DR. JESUS F. TIRAO, and wife, DR. LYNDA TIRAO,

have bargained and sold, and do hereby transfer and convey unto PAULO C. ACOSTA and wife, ESTRELLA P. ACOSTA, their

successors, heirs and assigns,

Davidson County, Tennessee, as follows:

BEING Lot No. 25 on the Plat of Morning View Subdivision, Section 4, of record in Plat Book 2330, page 40, Register's Office for said County.

Said Lot No. 25 fronts 144.50 feet on the west margin of Graycroft Road and extends back 329.39 feet on the northerly line and 242.81 feet on the southerly line, to a line on the rear on which it measures 169.42 feet.

Being the same property conveyed to Jesus F. Tirao and wife, Lynda Tirao, by deed from Bob Loyce Moore and Betty Palmer Moore, of record in Book 5077, page 949, Register's Office for said County.

This conveyance is made subject to:

1. Restrictions of record in Book 2276, page 290, said Register's Office made applicable to the land in question by instrument of record in Book 2304, page 53, said Register's Office.

2. Recorded plan shows an Owner's Certificate, a 125-foot setback line from Graycroft Road, which was amended to 95-foot by instrument of record in Book 2483, page 457, a 10-foot easement for public utilities and drainage along the rear line of said lot.

3. Taxes for 1981 a lien not yet due or payable.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 86,000.00

Affiant

Subscribed and sworn to before me, this the 21st day of January, 1981

Notary Public

My commission expires 10-24-81

(Affix Seal)

X (Property, known as 507 Graycroft Drive, Nashville, Tennessee 37115
(House Number) (Street) P. O. Address) (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said PAULO C. ACOSTA and wife, ESTRELLA P. ACOSTA, their

(successors),

We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, the same is unincumbered, except as herein mentioned.

We ourselves, our heirs and representatives, to warrant and forever defend the said title to said real estate to said PAULO C. ACOSTA and wife, ESTRELLA P. ACOSTA, their successors and assigns, against the lawful claims of all persons.

WITNESS our hand(s) this 21st day of January, 1981, the execution hereof by us being authenticated before an officer on said day and date.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 5702 PAGE 900

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* LYNDA TIRAO, M.D.

*the within named bargainor*S *, 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* 21st *day of* January *, 19* 81.

Commission expires 10/26/81

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, , a Notary Public of the State and County aforesaid, personally appeared with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the the within named bargainor, a corporation, and that he as such being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as

Witness my hand and seal, at office in this day of , 19

Notary Public

Commission expires

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JESUS F. TIRAO, M.D., the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 21 day of January, 1981.

Notary Public

My Commission Expires:
10-24-81

WARRANTY DEED

FROM
JESUS F. TIRAO, et ux.
TO
ESTHER C. ACOSTA, et ux.

G 26429

IDENTIFICATION

JAN 23 8 41 AM '81

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-1631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5702 PAGE 901

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

86000.00- CO
233.60 CO TX
.50 PRFEE
6.00 MDEED
CHECK 230.10-
6172A01/23/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62.64 29

IDENTIF. REFERENCE

JAN 23 8 41 AM '81

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 803205