FORM NO. WD-1

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STATE OF INDIANA }
COUNTY OF BOONE }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,910.27

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF January, 1981

Notary Public

MY COMMISSION EXPIRES: 4/2[illegible]

(AFFIX SEAL)

File

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 1208 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES S. GADSDEN ETUX	FIDELITY FEDERAL S & L ASSN.	80-8-369
(NAME)	(NAME)	
3227 LEAWOOD DRIVE	4th & UNION STREET	13DA-67425
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TENNESSEE	NASHVILLE, TENNESSEE 37219	
(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~~/ I, MRS. HAZEL ROBINSON, DIVORCED AND STILL UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES S. GADSDEN AND WIFE, THELMA C. GADSDEN

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 49 on the Plan of Bordeaux Hills Addition of record in Book 4460, page 9, Register's Office for said County.

SAID Lot 49 fronts 55 feet on the westerly side of Leawood Drive and extends back 125 feet between parallel lines to a dead line in the rear measuring 55 feet thereon.

BEING the same property conveyed to Mrs. Hazel Robinson, Divorced by deed from Randall Phillips Builders, Inc. of record in Book 4633, page 569, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4495, page 859, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee (s) herein.

As part of the above consideration, the Grantee (s) herein, assume and agree to pay the unpaid balance owing on a certain note executed by the Grantor herein to Fidelity Federal Savings & Loan Association in the original principal amount of $17,800.00 of record in Book 4633, page 571, Register's Office for Davidson County, Tennessee.

NOTARY SEAL

This is unimproved ( ) improved (XX) property, known as 3227 LEAWOOD DRIVE (House Number) (Street) NASHVILLE, TENNESSEE (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 MY hand this 12 day of JANUARY, 19 81

X Mrs. Hazel Robinson

MRS. HAZEL ROBINSON, DIVORCED

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STATE OF Indiana
Boone County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mrs. Hazel Robinson, Divorced

the bargainor, 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 Zionsville, Indiana this 12th day of January 1981.

Commission expires 2-12-82

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

WARRANTY DEED

FROM

TO

G 2-7.7-7 1

IDENTIF. REFERENCE

FEB 2 3 42 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

02/02 63.44 CHECK

7812

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
			21910.27- CO	
			56.94 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	63.44-
7812A02/02/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2.7.7.7.1.

T

IDENTIF. REFERENCE

FEB 2 3 42 PM '81

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

No. 804784