ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
V. H. Dixon, Jr. and Henrie B. Dixon	First Federal Savings & Loan Association of Nashville	Map 70-4
(NAME)	(NAME)	
2420 Gardner Lane	Union at 4th Avenue North	Parcel 9 JSl
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37207	Nashville, TN 37219	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

BOOK 5710 PAGE 134

WARRANTY DEED

For and in consideration of the sum of ----$10.00----------
TEN AND NO/100----------DOLLARS

Cash in hand paid by the GRANTEES herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and the agreement by the said GRANTEES to assume and pay the unpaid balance of a note dated September 26, 1957, executed by Leonard G. Newton and wife, Ora L. Newton to Guaranty Mortgage Comapny of Nashville, and secured by a Deed of Trust of even date of record in Book 2671, page 497, Register's Office for Davidson County, Tennessee.

Velsper L. Mooreland and wife, Peggy B. Mooreland
have bargained and sold, and by these presents do transfer and convey unto the said
V. H. Dixon, Jr. and Henrie B. Dixon

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 62 on the Plan of Haynes Heights Subdivision, Section II, as of record in Book 2331, page 58, Register's Office for Davidson County, Tennessee.

Said Lot No. 62 fronts 100 feet on the westerly side of Gardner Lane and runs back 339.3 feet on the southerly line and 333.8 feet on the northerly line to a dead line in the rear on which it measures 122 feet.

Being the same property conveyed to Velsper L. Mooreland and wife, Peggy B. Mooreland by deed from Edwin J. Humphrey and wife, Margaret L. Humphrey, of record in Book 3461, page 194, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: (1) 1981 taxes (2) Recorded easements, setback lines and restrictions

This is improved (xx) unimproved ( ) property, known as 2420 Gardner Lane (House Number) (Street)
Nashville, TN 37207 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 11th day of February, 19 81.

Velsper L. Mooreland

Peggy B. Mooreland

BOOK 5710 PAGE 135

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Velsper L. Mooreland and wife, Peggy B. Mooreland

the bargainor S, 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, TN, this 11th day of February, 19 81.

My commission expires 4-22-84 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 27,915.09
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this 11th day of February, 19 81.

My commission expires 4-22-84 Notary Public

This instrument was prepared by:

Truman S. Wrenne, Atty - 344 4th Avenue North, Nashville, TN 37219
Name Address

G-258875 ts 29.04 CHECK
WARRANTY DEED

FROM
Velsper L. Mooreland and wife, Peggy B. Mooreland

TO
V. H. Dixon, Jr. and Henrie B. Dixon

FILE: PIONEER TITLE

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FEB 12 11 38 AM

IDENTIF. REFERENCE

G 29147

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5710 PAGE 136

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
			27915.09- CO	
			72.54 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	79.04-
9612A02/12/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 9 1 4.7

IDENTIF. REFERENCE

FEB 12 11 30 AM

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 806511