Prepared by:
Gail Pigg, Attorney
One Commerce Place
Nashville, TN 37239

BOOK 5743 PAGE 93

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles E. Traugott and wife, Debora G. Traugott	Home Federal Savings & Loan Association	141-15A
7004 Cotton Blossom Lane	230 Fourth Avenue, North	#38
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	9D-68478
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)----------

---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged , and the assumption by the grantee of the unpaid principal balance of a note payable to Home Federal Savings & Loan Association, secured by a Deed of Trust of record in Book 5208, page 634, Register's Office for Davidson County, Tennessee

PAMELA S. JIRAN (UNMARRIED)

have this day bargained and sold, and do hereby transfer and convey unto the said
CHARLES E. TRAUGOTT and wife, DEBORA G. TRAUGOTT

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows

Land in Davidson County, Tennessee, being Lot No. 58 on the Plan of Rolling River Estates, Section I, as of record in Book 4860, page 27, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John J. Jiran and wife, Pamela S. Jiran, by deed from James M. Gunter and Billy H. Teal, of record in Book 5208, page 632, said Register's Office, the said John J. Jiran having since died.

This conveyance is subject to conditions, covenants and restrictions and easements of record in Book 4892, page 689, Register's Office for Davidson County, Tennessee, and to the conditions set forth in the Charter of Rolling River Estates, Inc., a non-profit Homeowner's Association, organized under the laws of the State of Tennessee, and the By-Laws of said corporation, of record in Book 4892, page 679, said Register's Office. Said conditions, covenants and restrictions contain an assessment for common charges.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 63,000.00

Subscribed and sworn to before me, this the 1st day of May, 1981

Affiant

My commission expires 1/20/85 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 7004 Cotton Blossom Lane, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said grantee, their successors, heirs and assigns forever; we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except for 1981 taxes; deed of trust in Bk.5208,p.634;plan of record in Bk.4860,p.27;Declaration of cov. in Bk.4892,p.689;by-laws in Bk.4892,p.679;restrictions in Bk.4788,p.950,amended in Bk.4871,p.640

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

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 1st *day of* May, 19 81

corporate party, (ies), having caused these presents to be signed hereto by its (their) authorized officers, on said day and date.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Pamela S. Jiran

the within-named 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 Nashville *Tennessee, this* 1st *day of* May *, 19* 81.

Notary Public

Commission expires 4-22-84

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

4782

RUSH

WARRANTY DEED

FROM

TO

G. 4. 1. 0. 8 6

IDENTIF REFERENCE

MAY 8 2 46 PM '81

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company

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
			630 .00- CO	
			163.80 CO TX	
			.50 PRFEE	
			[illegible] MISC	
			CHECK 171.30-	
			478EA05/08/81 SAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G4.1.086

T
IDENTIF. REFERENCE

MAY 8 2 47 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 821108