6459 05/19 200.72- CHECK

FORM NO. WD-1

BOOK 5746 PAGE 785

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$74,746.81 R. Eugene Waddell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF May, 1981.

Jane 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
R.Eugene & Genevieve J. Waddell (NAME)	Home Federal Savings & Loan Assn. (NAME)	106-16
401 Foothill Drive (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue North (STREET ADDRESS)	Par. 12
Nashville, Tn. 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	6DA-12500

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, Jesse D. McLevain and wife, Jenny H. McLevain

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R. Eugene Waddell and wife, Genevieve J. Waddell

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:

BEING Lot No. 63 on the Plan of Hill-N-Dale Acres, of record in Book 2900, page 33, said Register's Office, to which plan reference is made for a more complete description.

BEING the same property conveyed to Jesse D. McLevain and wife, Jenny H. McLevain by deed from Charles D. Whorley and wife, Dorothy W. Whorley of record in Book 4630, page 940, Register's Office for Davidson County, Tennessee.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated 8/18/72 and filed for record 8/23/72 in the office of the recorder of deeds of Davidson County, Tennessee, in Book 4630, page 942, and note of even date thereby secured, in the original principal amount of $35,500.00 payable to Home Federal Savings & Loan Association, which debt the grantees herein assume and agree to pay as part payment of the purchase price. The grantees further hereby assume the obligations of Jesse D. McLevain and wife, Jenny H. McLevain under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned. Escrow account to be transferred to Grantees.

THIS conveyance subject to Restrictive Covenants of record in Book 2959, page 213 and such easements and setback lines of record in Book 2900, page 33, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 401 Foothill Drive Nashville, Tn. 37217
(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 18th day of May, 19 81

Jesse D. McLevain

Jenny H. McLevain

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jesse D. McLevain and Jenny H. McLevain

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 18th day of May 19 81

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 _____ 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

Jesse D. McLevain and wife,

Jenny H. McLevain

TO

R. Eugene Waddell and wife,

Genevieve J. Waddell

G 4 2 3 9 5

IDENTIF. REFERENCE

MAY 19 10 18 AM '81

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

[illegible]
suite 218
640 Spence Lane
nashville, tennessee 37217
361-6679

File Box 24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			74744.81- CO	
			154.22 CO TX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	200.72-
6459AU5/19/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 4 2 3 9 5

IDENTIF. REFERENCE

MAY 19 10 18 AM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 822717