File 41

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Janice W. Ward (NAME)	Fidelity Federal Savings & Loan (NAME)	104-10-225
2812 Blair Boulevard (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Nashville, TN. 37212 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5751 PAGE 260

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

paid in cash, and other good and valuable consideration received from the GRANTEES herein, including the agreement of said GRANTEES to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust from Will E. Coltharp, Jr. and Frank E. Hartsock, Jr. to Vaden Lackey, Jr., Trustee, of record in Book 5682, page 114, Register's Office for Davidson County, Tennessee

WILL E. COLTHARP, JR., unmarried, and FRANK E. HARTSOCK, JR., unmarried have bargained and sold, and by these presents do transfer and convey unto the said JANICE W. WARD, unmarried the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 16 of Block 7 on the Map of Fairfax Place, of record in Book 547, pages 133, 137 and 138, Register's Office for said County.

SAID Lot No. 16 fronts 78 feet on the northerly side of Blair Boulevard and runs back 206.6 feet on the westerly line and 243.2 feet on the easterly line, to a dead line on which it measures 85.5 feet.

BEING the same property conveyed to Will E. Coltharp, Jr., unmarried, and Frank E. Hartsock, Jr., unmarried, by deed from Lindel L. Carriger and wife, Diana J. Carriger, of record in Book 5682, page 111, Register's Office for Davidson County, Tennessee.

This is improved (XX) unimproved ( ) property, known as 2812 Blair Boulevard, Nashville, TN. 37212
(House Number) (Street)

(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 29th day of May, 19 81

X Will E. Coltharp
WILL E. COLTHARP, JR.

X Frank E. Hartsock Jr.
FRANK E. HARTSOCK, JR.

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Will E. Coltharp, Jr. and Frank E. Hartsock, Jr.

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, Tennessee this 29th day of May 19 81.

My commission expires 7-21-84 Notary Public Dorothy A. Wilson

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 $ 65,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X Janice W. Ward

Sworn to and subscribed before me
this 29th day of May, 19 81.

My commission expires 7-21-84 Notary Public Dorothy A. Wilson

This instrument was prepared by:

Guaranty Escrow Services, 705 American Trust Bldg., Nashville, Tennessee
Name Address

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
~~BINKLEY~~ & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

8508 06/01 17:00 CHECK

WARRANTY DEED

FROM Will E. Coltharp, Jr. and Frank E. Hartsock, Jr.

TO Janice W. Ward

G. 4. 4 0. 5 8

IDENTIF. REFERENCE

JUN 1 9 29 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5751 PAGE 262

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
			65000.00-	CO
			169.00	CO TX
			.50	PRFEE
			6.00	NOEED
			CHECK	175.50-
8508A06/01/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.4.40.58

IDENTIF. REFERENCE

JUN 1 9 30 AM '81

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 824696