Fit: Fidelity Fed.

200034-1

WARRANTY DEED

BOOK 5755 PAGE 252

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,000.00

Jerome Fojtik
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF June 1981

Douglas R Berry
Notary Public

MY COMMISSION EXPIRES: October 17, 1982

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JEROME FOJTIK, et ux (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	52-12
1232 Shawnee Road (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par 78 Js
Madison, Tn. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	11D 90240

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, LLOYD E. BARBER and wife, MAIDELLE BARBER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEROME FOJTIK and wife, DORIS A. FOJTIK

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. 27 on the Plan of Sequoia Valley, Section II, as of record in Book 3700, page 114, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the southwesterly margin of Shawnee Road, common corner of Lots No. 26 & 27; thence with the line between said two lots southwesterly 150.0 feet; thence North 37° 58' 30" West 129.95 feet to a point in the southeasterly margin of Canton Pass; thence with said margin North 52° 01' East 125.0 feet; thence around a curve easterly 39.27 feet to a point in the southwesterly margin of Shawnee Road; thence with said margin South 37° 59' East 105.0 feet to the point of beginning.

Being the same property conveyed to Lloyd E. Barber and wife, Maidelle Barber by deed from Ray D. Osborne and wife, Georgia O. Osborne, of record in Book 4449, page 549, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1232 Shawnee Road, Madison, Tennessee 37115
(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 5th day of June, 19 81

Lloyd E. Barber
LLOYD E. BARBER

Maidelle Barber
MAIDELLE BARBER

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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 Lloyd E. Barber and Maidelle Barber

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 Goodlettsville, Tennessee this 5th day of June, 19 81

Commission Expires October 17, 1982 Notary Public.

STATE OF
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 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 official seal at office at on this the day of , 19

My commission expires Notary Public

G.4.5.4.1.1

IDENTIF. REFERENCE

JUN 9 3 53 PM '81

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
LLOYD E. BARBER, et ux

TO
JEROME FOJTIK, et ux

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5755 PAGE 254

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
			6700.00- CO	
			174.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 180.70-	
0162A06/09/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 4.5 4 1. 1

IDENTIF. REFERENCE

JUN 9 3 53 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 826292