540003-4

BOOK 5810 PAGE 677

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,000.00

Jesse W. Swinger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF October, 1981

Notary Public

MY COMMISSION EXPIRES: My Expression Expires JANUARY 22, 1985

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jesse W. Swinger (NAME)	Fidelity Federal Savings & Loan Ass (NAME)	Map 91-4
1214 39th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 6
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	8DA-14875 JW

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, ALLEN WILDER, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JESSE W. SWINGER, UNMARRIED

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:

Land in Davidson County, Tennessee, being Lot No. 41 on the Map of George I. Waddey's State Normal Subdivision, and described according to a copy of a survey thereof made by W. B. Southgate, June 1916, and described as follows:

Beginning at a point in the easterly margin of 39th Avenue North, at the corner of Lots 40 and 41; thence with the line between said lots easterly 150 feet to the westerly margin of an alley; thence with the margin of said alley, southerly 50 feet to a point, a corner of Lot No. 42; thence with the line between Lots Nos. 41 and 42, westerly 150 feet to the easterly margin of 39th Avenue North; thence with the margin of the same, northerly 50 feet to the point of beginning.

Being the same property conveyed to Allen Wilder by deed from Homer McEwen and wife, Ella Mai McEwen of record in Book 2200, page 582, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 1214 39th Avenue North (House Number) (Street) Nashville, TN 37209 (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 my hand this 23rd day of October, 1981

Allen Wilder

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

STATE OF TENNESSEE
Davidson County

BOOK 5810 PAGE 678

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Allen Wilder

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of October, 19 81.

My Commission Expires JANUARY 22, 1984
Commission expires

Jesse Woman
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 Allen Wilder

TO Jesse W. Swinger

G. 65488

IDENTIF. REFERENCE

Oct 23 2 47 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

10/23 37.70- CHECK

4764

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

RECEIVED OF _____

FOR BOOK 5810 PAGE 679

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

12000.00- CO
31.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 37.70-
4764A10/23/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6 5 4 8 8

T
IDENTIF. REFERENCE

Oct 23 2 47 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 850011