WARRANTY DEED

ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HARRY L. SWAIN. (NAME)	Fidelity Federal Savings & Loan (NAME)	MAP 14
RT #1 (STREET ADDRESS OR ROUTE NUMBER)	4th + Union St. (STREET ADDRESS)	PAR 38 %
Joelton Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville Tenn (CITY) (ZONE) (STATE)	ew

For and in Consideration of the sum of TEN AND NO/100 ($10.00) - - - - - - - - DOLLARS

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

Tower Real Estate Development Corp., a Tennessee Corporation, have bargained and sold, and by these presents do transfer and convey unto the said

Harry L. Swain and wife, June Ray Swain,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A tract of land in the 14th Civil District of Davidson County, Tennessee, according to a survey made by Hickerson & Smith Engineering Company, dated October 3, 1964, more particularly described as follows:

Beginning at a point in the northerly right-of-way of Clarksville Highway, US 41-A, 539.2 feet in a westerly direction along the northerly margin of Clarksville Highway, from the northwest corner of Clarksville Highway and Douglas Road; thence north 7 deg. 00' east a distance of 480.0 feet to an iron pin; thence north 4 deg. 00' west a distance of 431.1 feet to an iron pin; thence north 74 deg. 35' west a distance of 660.0 feet to an iron pin; thence south 2 deg. 15' west a distance of 300.0 feet to an iron pin; thence south 60 deg. 15' east a distance of 170.0 feet to an iron pin; thence south 87 deg. 45' east a distance of 125.0 feet to an iron pin; thence south 2 deg. 15' west a distance of 240.0 feet to an iron pin; thence south 80 deg. 00' east a distance of 117.5 feet to an iron pin; thence south 10 deg. 00' west a distance of 365.0 feet to an iron pin in the northerly margin of Clarksville Highway; thence along the northerly margin of Clarksville Highway in an easterly direction a distance of 326.5 feet to the point of beginning. Said tract of land containing 10 acres more or less.

Being part of the property conveyed to Tower Real Estate Development Corp. by deed from William Fendrix Teasley, Testamentary Trustee, of record in Book 3788, page 776, Register's Office, Davidson County, Tennessee.

This is unimproved / is improved property, known as (House Number) (Street) Clarksville (P. O. Address) Henry (City or Town) Nashville (Postal Zone) Tenn.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Harry L. Swain and wife, June Ray Swain their heirs and assigns, forever.

And it do/es covenant with the said Harry L. Swain and wife, June Ray Swain, that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And Tower Real Estate Development Corp. do/es further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Harry L. Swain and wife, June Ray Swain, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness hand this day of , 19

IN TESTIMONY WHEREOF Tower Real Estate Development Corp. has caused this instrument to be executed by its duly authorized official on this the 15th day of October, 1964.

TOWER REAL ESTATE DEVELOPMENT CORP.

BY: J. W. Cross III

J. W. CROSS III, President.

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WARRANTY DEED

FROM TOWER REAL ESTATE DEVELOPMENT CORP., a Tennessee Corporation

TO HARRY L. SWAIN, ET UX

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

54774

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 16 1 17 PM '64

NOTED: BOOK 110 PAGE 247
RECORDING FEE $ 2.00
DEP. REG. C



STATE TAX $ 60.00
PROBATE .50
TOTAL $ 60.50

OCT 16 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID OCT 16 1964

$16,169

$40,000

C7