BOOK 3902 PAGE 763

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
E. N. Lankford (NAME)	E.N. Lankford (NAME)	12D-18815
4020 Brick Church Pike (STREET ADDRESS OR ROUTE NUMBER)	4020 Brick Church Pike (STREET ADDRESS)	
Nashville (CITY) Tennessee (P. O. ZONE) (STATE)	Nashville, (CITY) Tennessee (ZONE) (STATE)	

For and in Consideration of the sum of ---- ------ --- ----- - -- - -- - - --- .....

TEN and no/100 ($10.00) ---------- ---------- *DOLLARS*

cash in hand paid by E.N. Lankford and wife, Mary Frances Lankford, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the further consideration of the assumption by the said E.N. Lankford and wife, Mary Frances Lankford, of the balance owing under the terms of a deed of trust executed by William J. Fudge and wife, Lois E. Fudge, to T. I. Holman, Jr., Trustee, of record in Book 3295, page 535, Register's Office for Davidson County, Tennessee, in the original principal sum of $13,500.00, payable as specified therein.

we, William J. Fudge and wife, Lois E. Fudge, ... *have bargained and sold, and by these presents do transfer and convey unto the said* E.N. Lankford and wife, Mary Frances Lankford, ... 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. 3 on the Plan of Skyline, Section I, as of record in Book 2854, page 117, Register's Office for said County, described as follows:

BEGINNING at a point in the westerly margin of Brick Church Pike at the common front corner of Lots 3 and 4; thence with the line between said lots, westerly 436 feet to the common rear corner of said lots; thence southerly 120 feet to a point in the northerly margin of a 50-foot road; thence with the margin of the same, easterly 411 feet to the beginning of a curve; thence around said curve, northeasterly 39.3 feet to a point in the westerly margin of Brick Church Pike; thence with the margin of the same, 95 feet to the point of beginning.

Being the same real property conveyed to William J. Fudge and wife, Lois E. Fudge, by deed from Finn Built Homes, Inc., of record in Book 3308, page 263, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4020 (House Number) Brick Church Pike (Street) Nashville, Tennessee P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said E.N. Lankford and wife, Mary Frances Lankford, their *heirs and assigns, forever.*

And we *do covenant with the said* E.N. Lankford and wife, Mary Frances Lankford, *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,* except for the abovementioned deed of trust.

And we, William J. Fudge and wife, Lois E. Fudge, *do further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to the said land to the said* E.N. Lankford and wife, Mary Frances Lankford, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 12th *day of* June, *19* 65, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William J. Fudge

Lois E. Fudge

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* William J. Fudge and wife, Lois E. Fudge,

.....

*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 ....., *Tennessee, this* ..... *day of* ....., *19*65.

....., *Notary Public.*

Commission Expires .....

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* .....

.....

.....

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 ....., *this* .....

day of ....., *19*.....

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....
Notary Public

Commission Expires .....

Sale to Modular Realty at 470 S. Gallatin Rd - Nashville Tenn

WARRANTY DEED

85170

FROM William J. Fudge etux

TO E.N. Rankford et ux

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 17 10 31 AM '65

NOTED: BOOK 111 PAGE 229
RECORDING FEE $ 2.00
REP. REG. C

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

STATE TAX $ 20.25
PROBATE .50
TOTAL $ 20.75

JUN 17 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUN 17 1965
CT