WARRANTY DEED

BOOK 3961 PAGE 349

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald Lee Richeson (NAME:)	First Federal Savings & Loan Assn. (NAME:)	73-13 MAP
1204 Lischey Avenue (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union St. (STREET ADDRESS)	198 Par
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	15D A MS

For and in Consideration of the sum of $10.00 Ten and No/100 *DOLLARS* Cash paid by Donald Lee Richeson, and other good and valuable considerations, the receipt of which is hereby acknowledged.

I, Virginia G. Hulan *have bargained and sold, and by these presents do transfer and convey unto the said* Donald Lee Richeson his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 18 on the Plan of Mailan Heights, as of record in Book 1835, page 90, Register's Office for said County.

Said Lot No. 18 fronts 75 feet on the easterly side of Lethia Drive, and runs back between parallel lines, 175 feet to a dead line.

Being the same property conveyed to Virginia G. Hulan by deed from James R. Hillin and wife Nancy T. Hillin, of record in book3825, page 466, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1605 (House Number) Lethia (Street) Nashville, Tenn. (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 Donald Lee Richeson his *heirs and assigns, forever.*

And I *do covenant with the said* Donald Lee Richeson *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Virginia G. Hulan *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Donald Lee Richeson his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 20th *day of* November, *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.*

Virginia G. Hulan

Virginia G. Hulan

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Maynell G. Hopkins, a Notary Public in and for said County and State, Virginia G. Hulan

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of NOVEMBER, 1965.

Maynell G. Hopkins
Notary Public

My commission expires 8-30-68

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 .....

STATE TAX $ 19.50
PROBATE 50
TOTAL $ 20.00

NOV 22 1965

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

PAID NOV 22 1965

This instrument prepared by Hussey & Horkins Realtors,
200 Plaza Professional Bldg., Madison, Tenn.

WARRANTY DEED

FROM
Virginia G. Hulan, divorced

TO
Donald Lee Richeson, divorced

$13,003.05

07595

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

NOV 22 3 40 PM '65

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RECORDING FEE $ 2.00

DEP. REG. 2

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

DOCUMENTARY 65 CENTS

Hussey & Horkins Realtors,
200 Plaza Professional Bldg.
Madison, Tenn.