New Owner: James E. Crain, et ux
Address: 249 Hillcrest Dr.
Madison, Tennessee

BOOK 3972 PAGE 702

WARRANTY DEED — MADISON TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. ~~11D45045~~ MAP. 43-14
SEND TAX NOTICES TO: Fidelity Federal S & L Association Par. 180
ADDRESS: 401 Union Street, Nashville, Tennessee

11D. MS

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

cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of a certain indebtedness evidenced by a promissory note dated October 15, 1965 in the original principal amount of $10,700.00 payable to Fidelity Federal Savings & Loan Associaation of Nashville as provided therein, and secured by a deed of trust excuted by the grantors hereinafter named to Vaden Lackey, Jr., Trustee, of record in Book 3948, page 938, Register's Office for Davidson County, Tennessee; which said unpaid balance the said grantees do hereby agree to assume and promise to pay,

we, G. W. Hire and wife, Lula Mae Hire, herein called the grantors,

have bargained and sold, and by these presents do transfer and convey unto ~~xhexsaid~~ JAMES E. CRAIN AND WIFE, HELEN R. CRAIN, herein 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. 23 on an Advance Copy of Plat of Rainbow Terrace Subdivision, Sec. II, not of record, prepared by W. W. Turner Company, Engineers, August 26, 1947, described according to said Plat as follows:

Beginning at a point in the easterly margin of Hillcrest Drive, at the common corner of Lots Nos. 23 and 24; thence with the line between said lots, easterly 440.4 feet to a point; thence southerly 125 feet to a point; thence westerly 438.2 feet to the east margin of Hillcrest Drive; thence with margin of the same, northerly 125 feet to the point of beginning.

Being the same property conveyed to G. W. Hire and wife, Lula Mae Hire, by deed from Edward V. Andrews, unmarried, of record in Book 3948, page 934, Register's Office for Davidson County, Tennessee,

This is improved property, known as 249 Hillcrest Drive, Madison, Tennessee.

(This instrument was prepared by G W Hire
629 Gallatin Road, Madison, Tennessee.)

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, except as stated herein.

And we, the said grantors 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.

Witness our hands this 24th day of December, 19 65

G. W. Hire

G. W. Hire

Lula Mae Hire

Lula Mae Hire

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named G. W. Hire and wife, Lula Mae Hire

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 Madison, Tennessee, this 24th day of December, 1965.

E. P. Eskew, Jr., Notary Public

Commission Expires January 24, 1966

STATE OF
County of

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

the bargainor ___, with whom I am personally acquainted, and who acknowledges 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

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

11766

WARRANTY DEED

FROM

G. W. HIRE, ET UX

TO

JAMES E. CRAIN, ET UX

(#14,950.00) 22.50

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 28 2 19 PM '65

NOTED, BOOK 113 PAGE 242
RECORDING FEE $ 2.00
DEP. REG.

FIDELITY FEDERAL SAVINGS AND
LOAN ASSOCIATION OF NASHVILLE

DOCUMENTARY 5 CENTS
DOCUMENTARY 50 CENTS

Title Company
3ER

STATE TAX $ 22.43
PROBATE .50
TOTAL $ 22.93

DEC 28 1965

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

PAID DEC 28 1965