BOOK 4016 PAGE 266

THIS INSTRUMENT WAS PREPARED BY:
PERCY WILKINS JR., ATTORNEY
STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lloyd T. Ledsinger (NAME:)	Guaranty Mortgage Company (NAME:)	3D 38680
1911 Dahlia Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Map 94 08
Nashville, TEnnessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par 035 MP

For and in consideration of the sum of Ten ($10.00) ------ **DOLLARS**

and other good and valuable consideration, receipt of which is hereby acknowledged and the assumption by the grantees of the unpaid balance of a note secured by a first mortgage deed of trust of record in the Register's Office for Davidson County, Tennessee in Book 2980, page 523, I, Kenneth R. Woodard, unmarried

have bargained and sold, and by these presents do transfer and convey unto the said LLOYD T. LEDSINGER AND WIFE, SUE N. LEDSINGER,

~~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. 29 on the Plan of Dahlia Gardens, as of record in Book 2663, page 93, Register's Office for Davidson County, TEnnessee.

SAID Lot No. 29 fronts 104 feet on the southerly side of Dahlia Drive and extends back 253.7 feet on the westerly line and 228.6 feet on the easterly line to a dead line, measuring 66 feet thereon.

BEING the same property conveyed to Kenneth R. Woodard and wife, Margaret L. Woodard by deed from James P. Harper and wife, Martha S. Harper of record in Book 3282, page 603, Register's Office for Davidson County, Tennessee, the said Margaret L. Woodard having died in Davidson County January 21, 1966.

It is expressly agreed and understood that all right, title and interest in and to the escrow account in connection with the above mentioned deed of trust, is hereby transferred to the said grantees.

This is unimproved ( ) improved ( ) property, known as 1911 Dahlia Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 11th **day of** May **, 1966**

Kenneth R Woodard

Kenneth R. Woodard

STATE OF TENNESSEE
Davidson County

Personally appeared before me, MILFORD C. SMITH, a Notary Public in and for said County and State, the within named KENNETH R. WOODARD

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11th day of May, 19 66

Commission expires 3/18/70

Milford C. Smith
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

KENNETH R. WOODARD, unmarried

TO

LLOYD T. LEDSINGER ET UX

28241

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 12 3 33 PM '66

NOTED: BOOK 114 PAGE 141
RECORDING FEE $ 2.00
DEP. REG. m

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

PERCY WILKINS JR.
ATTORNEY-AT-LAW
STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

STATE TAX $ 1.10
PROBATE .50
TOTAL $ 1.60

MAY 12 1966

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

PAID MAY 12 1966