BOOK 4131

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mrs. Mildred W. Ragan (NAME:)	Fidelity Federal Savings & Loan Assn. (NAME:)	Map 24
Dry Creek Road (STREET ADDRESS OR ROUTE NUMBER)	Fourth Avenue North & Union Street (STREET ADDRESS)	Parcel 79
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Mrs. Mildred W. Ragan

hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Bill Frank Dennis and wife, Linda Lou Dennis,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being in the Tenth Civil District of said county and beginning in the center of Dry Creek Road, at the northwest corner of the property conveyed to W. H. Harris, of record in Book 3370, page 535, Register's Office for said county; thence South 80 31' East 392 feet to an iron pin; thence North 47 30' West 419 feet to a cedar tree; thence South 66 30' West 119 feet to the center of Dry Creek Road; thence with the center of said Road south 160.3 feet to the point of beginning.

Being the same property conveyed to Bill Frank Dennis and wife, Linda Lou Dennis, by deed from Casper D. Sircy and wife, Edna Sircy, of record in Book 3401, page 408, said Register's Office.

As part of the consideration, above set forth, the grantees hereinabove set forth, agree to assume and pay the unpaid principal balance owing Fidelity Federal Savings & Loan Association and secured by a deed of trust to Vaden Lackey, Jr., Trustee, of record in Book 3621, page 63, said Register's Office.

In the deed to the Grantors herein by Casper D. Sircy et ux, (supra) an easement was also granted over the lands of the said Sircy's to a spring located on said Sircy's land. There being no further use for or desire to retain said easement by the Grantee herein said easement is hereby abandoned and all rights in same heretofore granted are hereby vested in the said Casper D. Sircy and wife, Edna Sircy, their heirs and assigns.

This is (unimproved / improved X) property, known as Dry Creek Road, 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 our hands this the 12th day of May, 1967.

Bill Frank Dennis

Linda Lou Dennis

This instrument prepared by J.J.Foley, jr
105 Stahlman Building
Nashville, Tennessee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bill Frank Dennis and wife, Linda Lou Dennis, 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 Nashville Madison Tennessee, this 12 day of May, 1967.

Commission expires 1-28-71

Mrs. William [illegible]
Notary Public

ARRANTY DEED

FROM

rank Dennis and wife,

ou Dennis,

TO

Mildred Ragan

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

71678

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 15 11 29 AM '67

NOTED: BOOK 116 PAGE 415

RECORDING FEE $ 3.00

STATE TAX $ 150.00
PROBATE .50
TOTAL $ 150.50

MAY 15 1967

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

PAID MAY 15 1967