WARRANTY DEED

BOOK 4133 PAGE 217

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

THIS INSTRUMENT WAS PREPARED BY:
EDWARD SEDDON, ATTORNEY
SUITE 508-315 FOURTH AVE. NORTH
NASHVILLE, TENNESSEE 37202

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald Ray Kinzer et ux (NAME)	Murphree Mortgage Company (NAME)	4D 34856
4231 Samoa Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	Map 75-6
Hermitage, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville (CITY) Tennessee (ZONE) (STATE)	Par #80

For and in consideration of the sum of Ten and No/100---------- ---------- **DOLLARS**

and other good and valuable consideration the receipt of which is hereby acknowledged, Malvin Homes, Inc.

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Donald Ray Kinzer & wife, Lela R. Kinzer

_____ **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Landin Davidson County, Tennessee, being Lot No. 313 on the Plan of Hermitage Estates Subdivision Section II, of record in Book 3700, page 23, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of Samoa Drive, the common front corner of Lots Nos. 312 and 313; thence southwardly 100.4 feet with said margin to a concrete monument, the beginning of a curve; thence southeastwardly around said curve 39.27 feet to a concrete monument in the northerly margin of Nepal Drive; thence northeastwardly with said margin 120.0 feet to a point, the common front corner of Lots 314 and 313; thence northwestwardly with the line between said Lots 314 and 313, 110.05 feet to a concrete monument; thence westwardly with the line between Lots Nos. 312 and 313, 91.15 feet to the point of beginning.

Being part of the same property conveyed to Malvin Homes, Inc., by deed from Ridgeway Inc., of record in Book 4100, page 706, Register's Office for Davidson County, Tennessee.

STATE TAX $ 2453
PROBATE .50
TOTAL $ 2583

MAY 19 1967

PAID MAY 19 1967

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

This is { } unimproved { } improved property, known as 4231 Samoa Drive (House Number) (Street) Nashville, Tennessee 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 16th day of May, 1967

Malvin Homes, Inc.

_____ By: _____
A. H. Johnson, President

Attest: _____
Malvin Johnson, Secretary

STATE OF TENNESSEE
Davidson County

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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 _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Margaret Kennedy, a Notary Public within and for the State and County aforesaid, personally appeared A. H. Johnson and Malvin Johnson, with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Secretary respectively of the Malvin Homes, Inc. the within named bargainor, a corporation, and that (he) as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said A. H. Johnson as such President, and attesting the same by the said Malvin Johnson as such Secretary

Witness my hand and official seal at office at Nashville, Tennessee on this the 16th day of May, 19 67

My commission expires 11-14-67

Margaret Kennedy
Notary Public

WARRANTY DEED

FROM

Malvin Homes, Inc.

TO

Donald Ray Kinzer et ux

72372

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 19 10 45 AM '67

NOTED: BOOK 116 PAGE 447
RECORDING FEE $ 2.50
DEP. REG. _____

EDWARD SEDDON
ATTORNEY AT LAW
SUITE 508-315 FOURTH AVE. NO.
P. O. [illegible] 2988
NASHVILLE, TENNESSEE 37219