Address new Owner:
Billy Wayne Caldwell and wife,
3710 Westport Drive
Nashville, Tennessee

Send Tax Bills to:
Security Fed. Sav.&Loan
500 Union St.
Nashville, Tenn.

This instrument was prepared by
David C. Rutherford, Attorney
Nashville Bank & Trust Building
Nashville, Tennessee

WARRANTY DEED

BOOK 4171 PAGE 121

MAP 49
PAR. 17

For and in Consideration of the sum of ($10.00)

- - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - *DOLLARS*

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged, and the assumption by the grantees herein, of an unpaid principal balance of $ of an original note dated July 23, 1964, in the amount of $11,000.00, which note is secured by a Deed of Trust executed by Charles Burton Smith and wife, Ellie Walton Smith, to Everett A. Covington, Jr., Trustee, of record in Book3794, page 456, Register's Office for Davidson County, Tennessee.

We, Charles Burton Smith and wife, Ellie Walton Smith,

have bargained and sold, and by these presents do transfer and convey unto the said Billy Wayne Caldwell and wife, Juanita Smith Caldwell, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Two tracts of land in the 13th Civil District of Davidson County, Tennessee, as follows:

TRACT NO. 1: Described according to a survey made by Z. J. Wilkinson, Surveyor, April 3, 1959, as follows:
Beginning at an iron pin in the northerly margin of Westport Drive at the southwest corner of the property conveyed to Billy Wayne Caldwell and wife, by deed from Howard B. Moore and wife, of record in Book 2926, page 445, Register's Office for said County; thence with Caldwell's westerly line north 0 degrees 07' east 375.37 feet to a point in the southerly line of the property conveyed to Jeff Taylor Dunaway and wife, by deed from Howard B. Moore and wife, of record in Book 2965, page 52, said Register's Office; thence with said Dunaway's southerly line south 75 degrees 25' west 129 feet to the northeast corner of the property conveyed to Russell Truett and wife, by deed from Howard B. Moore and wife, of record in Book 2927, page 258, said Register's Office; thence with the said Truett's easterly line south 0 degrees 07' west 343.12 feet to an iron pin in the northerly margin of said Drive; thence with the northerly margin of said Drive, north 89 degrees 53' east 125 feet to the beginning.

TRACT NO. 2: Being part of Tract No. 1 as conveyed in the deed from W. H. Thompson, Sr., et al, to Howard B. Moore and wife, of record in Book 2735, page 235, Register's Office for said County, and described partially according to a survey made April 3, 1959, by Z. J. wilkinson, Surveyor, as follows, being designated Tract Twelve:
Beginning in the northerly margin of Westport Drive at a point 25 feet south 89 degrees 53' west of the southwesterly corner of the property conveyed to F. T. Meadows by deed of record in Book 2707, page 49, said Register's Office, and running thence along the northerly margin of Westport Drive, south 89 degrees 53' west 100 feet to a point; thence north 0 degrees 07' east 375.37 feet to a point; thence north 75 degrees 25' east 67.5 feet to the northwesterly corner of property conveyed to J. V. Winters by deed of record in Book 2707, page 79, said Register's Office; thence along Winters' westerly line and the westerly line of property conveyed to C. D. Mayo by deed of record in Book 2636, page 366, said Register's Office; thence south 13 degrees 09' east 132 feet to a point in Mayo's westerly line; thence south 0 degrees 07' west 262.5 feet, more or less, to the point of beginning.

Being the same property conveyed to Charles Burton Smith and wife, Ellie Walton Smith, by deed from Billy Wayne Caldwell and wife, dated May 11, 1964, filed May 12, 1964, and recorded in book 3762, page 493, said Register's Office.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Billy Wayne Caldwell and wife, Juanita Smith Caldwell, their *heirs and assigns, forever.*

And we *do covenant with the said* Billy Wayne Caldwell and wife, Juanita Smith Caldwell *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 above set out.

And we, Charles Burton Smith and wife, Ellie Walton Smith *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Billy Wayne Caldwell and wife, Juanita Smith Caldwell, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 7th *day of* August, *19* 67.

x Charles Burton Smith
Charles Burton Smith

x Ellie Walton Smith
Ellie Walton Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, L. C. George, a Notary Public in and for said County and State, the within named

Charles Burton Smith and Ellie Walton Smith

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, Tennessee, this 7 day of August, 1967.

L. C. George, Notary Public.

Commission Expires 4-30-70

STATE OF
COUNTY OF

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 ....., this ..... day of ....., 19.....

....., Notary Public.

Commission Expires .....

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 $ 20.63
PROBATE .50
TOTAL $ 21.13

SEP 15 1967 PAID SEP 15 1967

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

$ #13750

WARRANTY DEED

FROM

Charles Burton Smith et ux

TO

Billy Wayne Caldwell et ux

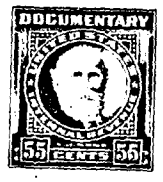
File: Security Fed. Sa.&Loan box

883433

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

SEP 15 2 37 PM '67

NOTED: BOOK 4171 PAGE 123
RECORDING FEE $ 6.00
DEP. REG. ____



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

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