THIS INSTRUMENT PREPARED BY BOBBY J. KILLINGSWORTH, ATTORNEY, STAHLMAN BLDG.

WARRANTY DEED

BOOK 4180 PAGE 372

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
CHARLES E. FELTS ET UX (NAME)	Kimbrough-Kavanaugh (NAME)	Map 96-13
2809-Branwood Drive (STREET ADDRESS OR ROUTE NUMBER)	415-Union Street, (STREET ADDRESS)	Par. 91
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	

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, the receipt of which is hereby acknowledged, including the grantees' agreement to assume and pay according to its terms the balance of the loan to Kimbro-Kavanaugh evidenced by the one note executed by Denton Marrs Coffelt and wife secured by that certain deed of trust of record in Book 2461, page 18 and transferring all rights in escrow to the buyers. We, GEORGE D. LASSITER and wife, PEGGY J. LASSITER *have bargained and sold, and by these presents do transfer and convey unto the said* CHARLES E. FELTS and wife, ELSIE E. FELTS, 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. 162 on the Plan of Twin Lawn Subdivision of Record in Plan Book 2331, page 9, of Register's Office for Davidson County, Tennessee.

Said Lot No. 162 fronts 80 feet on the South side of Branwood Drive and extends back between lines 148.1 feet on the westerly side and 148 feet on the easterly side to a dead line in the rear measuring 80.5 feet thereon.

Being the same property conveyed to George D. Lassiter and wife by deed from Denton Marrs Coffelt and wife of record in Book 2749, page 241, said Register's Office.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said CHARLES E. FELTS and wife, ELSIE E. FELTS, their *heirs and assigns, forever.*

And we *do covenant with the said* CHARLES E. FELTS and wife, ELSIE E. FELTS *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.*

And we, GEORGE D. LASSITER and wife, PEGGY J. LASSITER *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* CHARLES E. FELTS and wife, ELSIE E. FELTS, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 25th *day of* September, *19* 67, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X George D. Lassiter
GEORGE D. LASSITER

Peggy J. Lassiter
PEGGY J. LASSITER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GEORGE D. LASSITER and wife, PEGGY J. LASSITER,

the within named bargainors, 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 25 day of September, 1967.

M. L. Landell
Notary Public

Commission expires Nov 8, 1967

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.....

WARRANTY DEED

FROM

GEORGE D. LASSITER ET UX

TO

CHARLES E. FELTS ET UX

92069

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 12 11 56 AM '67

RECORDING FEE 3.00

DEP. REG. 1.00

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Compliments of

GUARANTY
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

Ted Crutcher
Realty Co.

STATE TAX $ 1.50
PROBATE
TOTAL $ 1.50

OCT 12 1967

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

PAID OCT 12 1967