New Owners: Rosie M. Forehand
and Patricia Forehand

Send Tax Statements To:
Fidelity Federal S & L Assn.
401 Union Street
Nashville, Tennessee

Property is improved and known as: 92 Craighead Avenue
Nashville, Tennessee

This instrument was prepared by:
Reau E. Folk, Jr., Attorney
Stahlman Building, Nashville

Field Book No. 26W-200

Map-Parcel No. Map 104-5
Par. 237

M.O.

BOOK 4211 PAGE 586

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Nineteen Thousand Seven Hundred Dollars ($19,700.00), part of which has been paid in cash by the Grantees herein, the receipt of which part is hereby acknowledged, and for the remainder, the Grantees have assumed and agreed to pay the principal balance now due, plus future interest accrued on a certain note, dated December 8, 1960, executed by A. H. Sharer, Jr., and wife, in the original principal sum of $10,750.00, payable $69.30 monthly, including interest at 5% per annum and a 1% service fee, secured by a deed of trust of record in Book 3174, page 99, Register's Office for Davidson County, Tennessee,

We, ALLISON H. SHARER and wife, ELIZABETH C. SHARER, have bargained and sold, and by these presents do transfer and convey unto ROSIE M. FOREHAND and PATRICIA FOREHAND, as joint tenants, with the right of survivorship, and to the heirs and assigns of the survivor of them, a certain tract or parcel of land described as follows:

> Land in Davidson County, Tennessee, being Lot No. 474, on the Plan of Richland Realty Co's Division "C", as of record in Book 421, page 31, Register's Office for said County.
>
> Said Lot No. 474 fronts 60 feet on the south side of West Brook Avenue, and runs back 154 feet on the easterly line and 148-1/2 feet on the westerly line, along the east margin of Craighead Avenue, to an alley in the rear, and measures 62 feet thereon.
>
> Being the same property conveyed to Allison H. Sharer and wife, Elizabeth C. Sharer, by deed from Hillwood Realty and Insurance Company, a Tenn. Corp., as of record in Book 3163, page 283, 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 ROSIE M. FOREHAND and PATRICIA FOREHAND, as joint tenants, and to the heirs and assigns, forever, of the survivor of them.

And we do covenant with the said ROSIE M. FOREHAND and PATRICIA FOREHAND, 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 shown above and except for 1968 taxes which have been prorated and assumed by the Grantees.

And we, ALLISON H. SHARER and wife, ELIZABETH C. SHARER, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said ROSIE M. FOREHAND and PATRICIA FOREHAND, and to the heirs and assigns of the survivor of them, against the lawful claims of all persons.

Witness our hands this 9th day of February, 1968.

Allison H. Sharer
Allison H. Sharer

Elizabeth C. Sharer
Elizabeth C. Sharer

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

BOOK 4211 PAGE 588

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named ALLISON H. SHARER and wife, ELIZABETH C. SHARER, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 9th day of February, 1968.



Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970

* * * * * * *

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $ 19,700.00 , which amount is equal to or greater than the amount the property transferred would command at a fair and voluntary sale.

Rosie M. Forehand.
Affiant

Sworn to and subscribed before me this 9th day of February, 1968.

Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970



ALLISON H. SHARER and wife

TO:

ROSIE M. FOREHAND and PATRICIA FOREHAND, as joint tenants

WARRANTY DEED

05718

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 13 12 35 PM '68
NOTED: BOOK 118 PAGE 262
RECORDING FEE $ 6.00
DEP. REG. R

STATE TAX $ 51.22
PROBATE .50
TOTAL $ 51.72

FEB 13 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.

LAW OFFICES
REAU E. FOLK, JR.
SUITE 112, STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

Title: Reau Folk