BOOK 4225 PAGE 311

WARRANTY DEED

This instrument prepared by:
Hussey & Horkins, Inc.
Plaza Prof. Building
Madison, Tennessee 37115

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Arthur Durfee etux	Same	10D-31300
(NAME:) Lot #68 Fontaine Drive	(NAME:)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(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, receipt of which is hereby acknowledged.

We, Ray D. Osborne and wife Georgia O. Osborne *have bargained and sold, and by these presents do transfer and convey unto the said* Arthur Durfee and wife Benette Durfee 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. 68 on the plan of Plantation Estates, Section 2, as of record in book 3842, page 136, Register's Office for said County.

Said lot No. 68 fronts 110 feet on the westerly side of Fontaine Drive and extends back 280 feet on the northerly line and 320 feet on the southerly line to a dead line, which is a broken line, measuring 209.5 feet thereon.

Being part of the real property conveyed to Ray D. Osborne and wife, Georgia O. Osborne, by deed from John B. Gibbs and wife, of record in book 4174, page 76, said Register's Office.

unimproved ( ) This is improved (X) property, known as Lot #68, Fontaine Drive, Nashville, Tennessee (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 Arthur Durfee and wife Benette Durfee their *heirs and assigns, forever.*

And we *do covenant with the said* Arthur Durfee and wife Benette Durfee *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 Ray D. Osborne and wife Georgia O. Osborne *do further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Arthur Durfee and wife Benette Durfee, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 3rd *day of* April, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ray D. Osborne

Georgia O. Osborne

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 26,500.00

Affiant

Subscribed and sworn to before me, this the 3rd day of April, 19 68

Notary Public

My Commission Expires: (Affix Seal)

BOOK 4225 PAGE 312

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Geo. W. Hussey, *a Notary Public in and for said County and State,* Ray D. Osborne and wife Georgia O. Osborne

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* 3rd *day of* April, *19* 68.

Commission expires Oct 30, 1968

George W. Hussey
Notary Public

GEO. W. HUSSEY NOTARY PUBLIC DAVIDSON COUNTY

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 .....

11790

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 5 12 59 PM '68
NOTE'G. BOOK 18 PAGE 538
RECORDING FEE $ 1.00
DEP. REG. R

STATE TAX $ 68.90
PROBATE .50
TOTAL $ 69.40

APR 5 1968

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

WARRANTY DEED

FROM
Ray D. Osborne and wife
Georgia O. Osborne

TO
Arthur Durfee and wife
Benette Durfee

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE