BOOK 4225 PAGE 322

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Raymond A. Cooper, Et Ux	Same	Map. 53-6
(NAME:)	(NAME:)	Par. 10
111 Ryburn Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of $18,000.00

Eighteen thousand & No/100---------- *DOLLARS*

Paid and to be paid as follows:

Cash $ 8,666.50 and for the balance, the assuming of and agreeing to pay the unpaid balance of $9,333.50 of an indebtedness in the original amount of $10,836.36 and secured by a certain Deed of Trust executed by Georg H. Offschanka and wife, Loretta M. Offschanka, to M. T. Fields, Trustee, as of record in Book 3898, page 669, Register's Office, Davidson County, Tennessee.

Georg H. Offschanka and wife, Loretta M. Off- *have bargained and sold, and by these presents do transfer and convey unto* the said schanka Raymond A. Cooper and wife, Rea S. Cooper *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 4th Civil District of Davidson County, Tennessee, being Lot No. 14 on the Map of Fairway View Subdivision, of record in Book 2900, page 41, Register's Office for said County, described as follows:

Said Lot No. 14 fronts 70 feet on the southerly side of Ryburn Drive and extends back 278.5 feet on the westerly line and 280 feet on the easterly line to a line in the rear, on which it measures 111.82 feet.

Being the same property conveyed to Georg H. Offschanka and wife, Loretta M. Offschanka by deed from Elton J. Hartman and wife, Vinnie F. Hartman, as of record in Book 3398, Page 603, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $18,000.00

Subscribed and sworn to before me, this the 29 day of March 1968

Georg H. Offschanka
Affiant

My commission expires: 1/28/70 (Affix Seal)

Notary Public

This instrument was prepared by J. E. Galbreath - Old Hickory, Tennessee

11797

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 5 1 32 PM '68
NOTED BOOK 118 PAGE 539
RECORDING FEE $ 4.50
DEP. REG. R

STATE TAX $ 46.80
PROBATE .50
TOTAL $ 47.30

APR 5 1968

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

This is unimproved ( ) improved (X) property, known as 111 Ryburn Drive - Old Hickory, 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 ~~Raymon~~ Raymon A. Cooper and wife, Rea S. Cooper ~~Georg H. Offschanka and wife, Loretta M. Offschanka~~ ~~Offschanka~~ their *heirs and assigns, forever.*

And they *do covenant with the said* Raymond A. Cooper and wife, Rea S. Cooper *that* they *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And We, Georg H. Offschanka and wife, Loretta M. Offschanka ourselves and our ~~theirs~~ *do further covenant and bind heirs and representatives, to warrant and forever defend the title to the said land to the said* Raymond A. Cooper and wife, Rea S. Cooper *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 29 *day of* March, *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.*

Georg H. Offschanka

Loretta M. Offschanka

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, D. J. Brewer, a Notary Public in and for said County and State, the within named Georg H. Offschanka and wife, Loretta M. Offschanka

the 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 Old Hickory, Tennessee, this 29 day of March, 1968.

D. J. Brewer, Notary Public.

Commission Expires 1/28/70.

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.