This instrument was prepared by CLYDE P. HOLLAND, Attorney, Law Firm of Warfield, Entrekin & Jones, Third National Bank Bldg., Nashville, Tennessee

WARRANTY DEED

BOOK 4231 PAGE 314

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
EDWARD L. DIES et ux (NAME:)	First & Mid-South Mortgage Co. (NAME:)	
218 Eisenhower Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	Map 134-13
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Par. 171

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) ---------- Dollars, cash in hand paid by Edward L. Dies and wife, Brenda E. Dies, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Maurice Karr, Trustee, with full power to bargain, sell, transfer and convey without the joinder of any beneficiary, has ~~this day bargained and sold, and do hereby transfer and convey unto the said~~ Edward L. Dies and wife, Brenda E. Dies, their ~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 257, Kenilworth Estates, as of record in Book 3300, pages 34, 35, and 36, Register's Office for said County.

Said Lot No. 257 fronts 72.7 feet along the southeasterly margin of Eisenhower Drive and runs back 41.5 feet on the northeasterly side and 137 feet on the southwesterly side to a broker line of 2 segments, measuring 128.2 feet total thereon.

Being part of the same property conveyed to Maurice Karr, Trustee with full power, by deed from Martin Zeitlin, Trustee, of record in Book 3704, page 39, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restriction in Book 3316, page 339, Register's Office for Davidson County, Tennessee, and the Plan of record in Book 3300, pages 34, 35, and 36, said Register's Office, shows an Owner's Certificate, a 30-foot minimum building setback line from Eisenhower Drive and a 10 foot easement for public utility purposes across the southwesterly portion of said lot, as shown on said Plan and includes a sewer line within said utility easement.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 15,770.00

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

Affiant

My commission expires: 5-3-70 (Affix Seal)

Notary Public

RECEIVED
MAY 3 4 07 PM 1968
DAVIDSON COUNTY, TENN.

This is ~~unimproved~~ improved property, known as 218 (House Number) Eisenhower Drive (Street) Nashville (P. O. Address: City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Edward L. Dies and wife, Brenda E. Dies, their ~~successors~~ heirs and assigns forever. He covenant that he is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for current taxes and as noted above. He further covenant and bind himself, his successors ~~and assigns~~ and representatives, to warrant and forever defend the title to said real estate to said Edward L. Dies and wife, Brenda E. Dies, their ~~successors~~ heirs and assigns, against the lawful claims of all persons.

Witness his hand this 29th 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.

Maurice Karr, Trustee

MAURICE KARR, Trustee

BOOK 4231 PAGE 315

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Maurice Karr, *a Notary Public in and for said County and State,* .....

the within named bargainor....., *with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee, *this* 29th *day of* April, *19* 68

Commission expires 5-3-70 .....

Notary Public

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*.....

Commission expires .....

.....

Notary Public

14466

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 30 12 21 PM 68

RECORDING FEE $ 3.00
DEP. REG. .....
BOOK 1876 PAGE 660

STATE TAX $ 41.34
PROBATE .50
TOTAL $ 41.84

APR 30 1968

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

WARRANTY DEED

FROM

MAURICE KARR, TRUSTEE

TO

EDWARD L. DIES et ux

Compliments of

Guaranty Title

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

Mr. & Mrs. Edward L. Dies
3725 Mallard Creek Road
37215