This instrument was prepared by
David C. Rutherford, Attorney
Nashville Bank & Trust Building
Nashville, Tennessee

WARRANTY DEED

BOOK 4231 PAGE 562

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charlie A. Culpepper (NAME)	Security Federal Sav. & Loan Assn. (NAME)	Map 107-4
575 Lockwood Drive, (STREET ADDRESS OR ROUTE NUMBER)	500 Union Street (STREET ADDRESS)	Par. 20
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	ms

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, paid by the grantee, the receipt of which is hereby acknowledged,

Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation, existing under the laws of the State of Wisconsin,

has
~~have~~ *this day bargained and sold, and do hereby transfer and convey unto the said*
Charlie A. Culpepper, his
(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lot No. 37, on the Plan of Larkwood Subdivision, as of record in book 2900, page 144, Register's Office for said County.

Said lot No. 37 fronts 130.3 feet on the easterly side of Larkwood Drive, and runs back 406.71 feet on the northerly line, which is a broken line, and 388.57 feet on the southerly line to a monument in the rear.

Being the same property conveyed to Mortgage Guaranty Insurance Corporation, by deed from Home Federal Savings and Loan Association of Nashville, of record in book 3458, page 531, said Register's Office.

This conveyance is made subject to restrictions of record in book 3186, page 181, Register's Office for Davidson County, Tennessee, and ten-foot easement for public utilities along northerly line of premises, 30-foot building setback line from Lockwood Drive, and conditions of owners certificate as shown on plan of record in book 2900, page 144, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,900.00

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

Affiant

My commission expires April 15, 1971.
(Affix Seal)

Notary Public

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

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Charlie A. Culpepper, his
(successors), heirs and assigns forever. it does *covenant that* it 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.*

does *further covenant and bind* itself, its successors and assigns, ~~himself, his heirs and representatives~~ *to warrant and forever defend the title to said real estate to said* Charlie A. Culpepper, his
(successors), heirs and assigns, against the lawful claims of all persons.

Witness hand this 23rd *day of* April 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

MORTGAGE GUARANTY INSURANCE CORPORATION

BY: Max H. Karl, President

MORTGAGE GUARANTY INSURANCE CORPORATION CORPORATE SEAL WISCONSIN

BOOK 4231 PAGE 563

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

.....

.....

the within named 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.....Tennessee, this.....day of....., 19.....

.....*Notary Public*

Commission expires.....

WISCONSIN

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ MILWAUKEE }

Before me, R. E. Vachalek, *a Notary Public of the State and County aforesaid, personally appeared* Max H. Karl *with whom I am personally acquainted, and who, upon oath, acknowledged* him- *self to be* President *of the* Mortgage Guaranty Insurance Corporation *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him- *self as* President

Witness my hand and seal, at office in Milwaukee, Wisconsin *this* 23rd *day of* April, *19*68.

R.E. Vachalek
.....*Notary Public*
R.E. Vachalek

Commission expires 8-31-69

14567

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 30 3 37 PM '68
NOTE BOOK 118 PAGE 665
RECORDING FEE $ 3.00
DEP. REG. .50

STATE TAX $ 30.94
PROBATE .50
TOTAL $ 31.44

APR 30 1968

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

WARRANTY DEED

FROM

Mortgage Guaranty Ins. Corp.

TO

Charlie A. Culpepper

Mail to: Union Trust Co.
500 Union St.
Nashville, Tenn.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE