BOOK 4241 PAGE 208

This Instrument Prepared By:
Thomas C. Binkley, Attorney
Court Square Bldg.
300 James Robertson Parkway
Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William P. Ferguson	SAME	Par. 15D-11790
(NAME)	(NAME)	Map 72-11
1616 Litton Ave.		Par. 384
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37216		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00)---------- *Dollars,*

Cash in hand paid by William P. Ferguson and wife, Hazel B. Ferguson and other good and valuable considerations the receipt of which is hereby acknowledged including the assumption by the said William P. Ferguson and wife of a deed of trust executed by Carl R. Penticuff and wife, Betty L. Penticuff to Franklin G. Clark, Trustee as of record in Book 3685, page 185, in the original principal amount of $7,750.00 payable as therein specified.

We, Carl R. Penticuff and wife, Betty L. Penticuff,

have this day bargained and sold, and do hereby transfer and convey unto the said William P. Ferguson and wife, Hazel B. Ferguson, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 194 on the Map of Waters Place, as of record in Book 332, page 136 and 137, Register's Office for Davidson County, Tennessee.

SAID Lot No. 194 fronts 50 feet on the southerly side of Litton Avenue, formerly Drury Avenue, and extends back between parallel lines, along the westerly margin of a 12 foot alley, 150 to another alley in the rear.

BEING the same property conveyed to Carl R. Penticuff and wife, Betty L. Penticuff, by deed from Thomas I. Sutton and wife, of record in Book 3648, page 551, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 8,434.78

Subscribed and sworn to before me, this the 3 day of June 1968

Affiant Carl R Penticuff

My commission expires: Oct 30, 1968 (Affix Seal)

Notary Public George W. Barrett

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 William P. Ferguson and wife, Hazel B. Ferguson, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* William P. Ferguson and wife, Hazel B. Ferguson, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 3 *day of* June, 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carl R Penticuff

Betty L. Penticuff

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, George W. Hussey, *a Notary Public in and for said County and State,* Carl R. Penticuff and wife, Betty L. Penticuff

the within named bargainor.S., 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* ....day of June, *19*68

Commission expires Oct 30, 1968 George W. Hussey *Notary Public*

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 .....

WARRANTY DEED

FROM

Carl R. Penticuff, et. ux.

TO

William P. Ferguson, et. ux.

A 00712

IDENTIF. REFERENCE

JUN 7 9 50 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-7	CONV	*8,484.78			
JUN-7	STAX		A*	22.10	
JUN-7	PKEEE		A*	.50	
JUN-7	WDEED		A*	3.00	* 25.60

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
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NASHVILLE, TENNESSEE