NEW OWNER: Michael G. BRITT
DINWIDDIE DRIVE
MADISON, TENNESSEE

SEND TAX NOTICES: MURPHREE MORTGAGE CO.
226 3rd AVE. NORTH-NASHVILLE,T

WARRANTY DEED

BOOK 4250 PAGE 577

MADISON TITLE COMPANY

For and in consideration of the sum of Seven Hundred Fifty and No/100 DOLLARS ($ 750.00),

cash in hand paid, the receipt of which is hereby acknowledged, and the further assumption of Murphree Mortgage Company Loan No. 55926 02, which loan is secured by Deed of Trust dated April 11, 1968 to L. M. Nelson, Trustee, and appears of record in Book 4227, Page 177, Register's Office for Davidson County, Tennessee.

Map. 34-10
Par. 60
PW

Prepared By Harlan Martin, Att'y At Law
Box 156, Hendersonville, Tenn.

Harlan Martin

Leon Farmer and wife, Annie L. Farmer

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

Michael G. Britt and wife, Christine Britt

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot no. 36 on the Plan of Stanley Heights, as of record in Book 3300, Page 74, Register's Office for said County.

Said lot fronts 60 feet on the northerly side of Dinwiddie Drive and runs back between parallel lines, 120 feet to a dead line.

Being the same property conveyed to Leon Farmer and wife, Annie L. Farmer, by deed from Jones Lumber Company, Incorporated dated April 11, 1968, which deed appears of record in Book 4227, Page 175, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any restrictions and easements of record.

All of our right, title and interest in and to escrow account and hazard insurance is hereby conveyed.

Improved property on Dinwiddie Drive, Madison, Davidson County, Tennessee

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as set out above.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
In witness whereof, the Grantor has hereunto set his hand on this, the 27th day of June, 1968

Leon Farmer — Leon Farmer

Annie L. Farmer — Annie L. Farmer

STATE OF TENNESSEE
COUNTY OF Sumner

Before me, Royal C. Tatum, a Notary Public in and for the State and County aforesaid, personally appeared the within named Leon Farmer and wife, Annie L. Farmer

the 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 Hendersonville, Tennessee, this, the 27th day of June, 1968

Royal C. Tatum
Notary Public

My commission expires: July 29, 1969

STATE OF _____

COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), 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, the _____ day of _____, 19 ____

_____
Notary Public

My commission expires:

_____

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19 ____

_____
Notary Public

My commission expires:

WARRANTY DEED

From

LEON FAIRTER ET UX

To

MICHAEL G. BRITT et ux

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 11,666.99, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this the 27th day of August, 1968.

_____

MADISON TITLE COMPANY
320 Gallatin Road
Madison, Tennessee 37115

A 0 9 5 6 5

IDENTIF. REFERENCE

Mail to Grantee.

Aug 16 10 24 AM '68

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG 16 68	CONV	11,666.99			
AUG 16 68	S'TAX		A*	30.68	
AUG 16 68	PR'FEE		A*	.50	
AUG 16 68	R'DEED		A*	3.00	* 34.18