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

mail to Pty

FORM NO. WD-1

THIS INSTRUMENT WAS PREPARED BY Harlan Martin — BOOK 4279 PAGE 983

NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
4354 - Frazier Buchanan	~~Frazier Buchanan~~ Fidelity Federal	Map 69-2
(NAME) Setters Road	(NAME) ~~Setters Road~~ 401 Union Street	Par. 62
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37218	(STREET ADDRESS) Nashville, Tennessee 37219	M. D.
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $18,000.00

Frazier Buchanan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October 19 68

Earlene T. Osborne
Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~XXX~~ Jones Lumber Company, Incorporated

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frazier Buchanan and wife, Alice B. Buchanan

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 101 on the Plan of Enchanted Hills Subdivision, Sec. II, as of record in Book 3700, Page 27, in the Register's Office for said County.

Said Lot No. 101 fronts 93.68 feet on the southerly margin of Setters Road and runs back between lines, the easterly line being 362.1 feet and the westerly line being 355.9 feet to a line in the rear measuring 143.46 feet thereon.

Being the same property conveyed to Jones Lumber Company, Incorporated by deed from Frazier Buchanan and wife, Alice B. Buchanan, on April 30, 1968, which deed appears of record in Book 4232, Page 237, Register's Office for Davidson County, Tennessee.

1968 taxes to be assumed by grantees.

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

This is unimproved ( ) improved (X) property, known as 4354 (House Number) Setters Road (Street) Nashville (P. O. Address) Tennessee (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 17th day of October, 19 68

ATTEST: Harlan Martin

~~Harlan Martin-Ass't. Secretary-Treasurer~~

JONES LUMBER COMPANY, INCORPORATED

Charles D. Jones, Vice President

STATE OF TENNESSEE
Davidson County

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 _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
~~Davidson County~~
SUMNER

Before me, Juanita Jones, a Notary Public within and for the State and County aforesaid, personally appeared Charles D. Jones and Harlan Martin with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Vice President and Ass't.Sec'y-Treasurer respectively of the Jones Lumber Company, Incorporated the within named bargainor, a corporation, and that (he) as such Vice President and Assistant Secretary-Treasurer (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Charles D. Jones as such Vice President, and attesting the same by the said Harlan Martin as such Assistant Secretary Treasurer.

Witness my hand and official seal at office at Hendersonville, Tennessee on this the 17th day of October, 19 68

My commission expires August 9, 1972

Juanita Jones
Notary Public

0-18,375-S

WARRANTY DEED

FROM
JONES LUMBER COMPANY, INCORPORATED

TO
Frazier Buchanan et ux

Alice B. Buchanan

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

A 17813

IDENTIF. REFERENCE

Oct 21 9 43 AM '68

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

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT21 68	CONV	18,000.00				
OCT21 68	S'TAX		A*	46.00		
OCT21 68	PR'FEE		A*	.50		
OCT21 68	W'DEED		A*	3.00	*	50.30