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

WARRANTY DEED

BOOK 4280 PAGE 601

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
THEODORE E. TURNER et ux	United Mortgage Company	Map 72-1
(NAME)	(NAME)	Par. 235
3917 Moss Rose Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia (CITY) (ZONE) (STATE)	PW

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

JOSEPH N. FOSTER and wife, ANA E. FOSTER

have this day bargained and sold, and do hereby transfer and convey unto the said Theodore E. Turner and wife, Pegine H. Turner, their ~~successors~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being lot No. 22 on the map of Moss Rose Heights, as of record in book 1424, page 109, Register's Office for said County.

SAID Lot No. 22 fronts 100 feet on the westerly side of MossRose Drive and runs back between parallel lines 200 feet to a dead line.

BEING the same property conveyed to Joseph N. Foster and wife, Anna E. Foster by deed from J. H. Williams and wife, of record in book 1874, page 589, Register's Office for said County.

CONVEYANCE of this property is made subject to public utilities easement minimum building setback line and conditions of owners certificate as shown on plan of record in book 1424, page 109, Register's Office for Davidson County, Tennessee, and easement and/or right-of-way granted Metropolitan Government of Nashville andDavidson County, to construct, operate, maintain,repair,replace and inspect sanitary sewers and/or drainage improvements, as of record in book 4192, page 111, Register's Office and restrictions as of recrod in book 1153, page 283, 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 $ 16,950.00

Subscribed and sworn to before me, this the 21st day of October 1968

Affiant Theodore E. Turner

My commission expires: 1-13-69 (Affix Seal)

Notary Public

This is ~~unimproved~~ improved property, known as 3917 Moss Rose Drive (House Number) (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Theodore E. Turner and wife, Pegine H. Turner, 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,* except for current taxes and as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Theodore E. Turner and wife, Pegine H. Turner, their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 21st *day of* October, 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

THEODORE E. TURNER

Joseph N. Foster
JOSEPH N. FOSTER

Anna E. Foster
ANNA E. FOSTER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Joseph N. Foster and wife, Anna E. Foster

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* 21st *day of* October, *19* 68

Maxine Boswell
Notary Public

Commission expires August 5, 1972

NOTARY PUBLIC DAVIDSON

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.....

OCT22 CONV 16,950.00
OCT22 S'TAX A* 43.94
OCT22 PRFEE A* .50
OCT22 DEED A* 3.00 * 47.44

WARRANTY DEED

FROM JOSEPH N. FOSTER et ux

TO THEODORE E. TURNER et ux

A 18076

IDENTIF. REFERENCE

OCT 22 3 38 PM '68

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

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