This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC 207103

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 41-7 Par. 70	Mr/Mrs James Dorris Hunt same as below	Fidelity Federal S & L Assn. Fourth and Union Street Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 01-060177-3
12D-25350	1201 Bellgrimes Road	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated October 6, 1961, in the original principal sum of $13,600.00, payable to Fidelity Federal Savings & Loan Association in monthly installments of $81.55, including interest at 5% per annum plus a service fee of 1% per annum, said note being secured by a deed of trust executed by Kenneth W. Colquette and wife to Vaden Lackey, Jr., Trustee, as of record in Book 3292, page 307,

ALDRED L. KINKADE and wife, ALMA KINKADE,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES DORRIS HUNT and wife, SANDRA RUTH HUNT,

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. 25 on the Plan of Section I, Bellshire Estates, as of record in Book 2133, page 124.

Said Lot No. 25 fronts 201 feet on the south side of Bell Lane and runs back 162 feet on the west line and 307 feet on the east line, to a dead line in the rear, which is a broken line, on which it measures 281.9 feet.

Being the same property conveyed to Aldred L. Kinkade and wife, Alma Kinkade, by deed from Kenneth W. Colquette and wife as of record in Book 3710, page 11.

This conveyance is made subject to restrictions of record in Book 2294, page 346 and made applicable in Book 2298, page 109.

This conveyance is also made subject to an easement to Tennessee Natural Gas Lines, Inc., by decree in Minute Book 46, page 445, 3rd Circuit Court of Nashville, 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 shown 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.

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 (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 8th day of November, 1968

Alma Kinkade
Alma Kinkade

Aldred L. Kinkade
Aldred L. Kinkade

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4286 PAGE 63

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Aldred L. Kinkade and wife, Alma Kinkade, 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 Nashville, Tennessee, this, the 12th day of November, 19 68.

Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970

NOV 13 68 COMM 19,000.00
STATE OF NOV 13 68 STAX B* 49.40
COUNTY OF NOV 13 68 MTGTEE B* .50
Before me, NOV 13 68 WDEED, a Notary Public B* 3.00 B* 52.90 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

this, the day of , 19 .

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,000.00

James Dorris Hunt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF November 1968

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL) Reau E. Folk, Jr.
Notary Public

WARRANTY DEED
REF:hs

FROM
ALDRED L. KINKADE and wife

TO
JAMES DORRIS HUNT and wife

A 2 0 4 7 2

NOV 13 12 28 PM '68

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File: Reau Folk

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 .

My commission expires:

Notary Public