This instrument was prepared by: Andrew D. Tanner, Attorney
507 American Trust Building
Nashville, Tennessee

WARRANTY DEED

BOOK 4292 PAGE 270

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBER
Ruth Evalyn Boucher (NAME)	Fidelity Federal Savings & Loan Association, (NAME)	3D - 44652
2404 Dennywood Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street, (STREET ADDRESS)	
Nashville, Tennessee 37214 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN and no/100 ($10.00) DOLLARS cash in hand paid by Ruth Evalyn Boucher, a widow, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the further consideration of Ruth Evalyn Boucher assuming and agreeing to pay the balance owing under Deed of Trust executed by George F. Armstrong and wife, Merlene E. Armstrong, to Vaden Lackey, Jr., Trustee, of record in Book 4185, page 193, said Register's Office, to secure to Fidelity Federal Savings & Loan Association of Nashville the payment of one note dated October 27, 1967, in the original principal amount of $17,100.00, payable in monthly installments of $102.60 each, including principal and interest, beginning December 1, 1967, balance November 1, 1997, we, GEORGE F. ARMSTRONG and wife, MERLENE E. ARMSTRONG,

have this day bargained and sold, and do hereby transfer and convey unto the said Ruth Evalyn Boucher, a widow,

her *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 134 on the Plan of Maplecrest, of record in Book 1835, page 27, Register's Office for said County.

Said Lot No. 134 fronts 90 feet on the northerly side of Dennywood Drive and extends back 173.7 feet on the westerly line and 174.4 feet on the easterly line, to a dead line in the rear on which it measures 90 feet.

Being the same real property conveyed to George F. Armstrong and wife, Merlene E. Armstrong, by deed from Mamie T. Willoughby of record in Book 4185, page 191, Register's Office for Davidson County, Tennessee.

**This conveyance is made subject to restrictive covenants contained in instrument of record in Book 1881, page 575, Book 1874, page 452, 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 $ 19,977.08

Subscribed and sworn to before me, this the 4th day of December 19 68

Affiant Ruth E. Boucher

My commission expires: My Commission Expires Oct. 31, 1971 (Affix Seal)

Notary Public Billy J. Tirrell

This is unimproved ( ) improved (X) property, known as 2404 Dennywood Drive, Nashville, Tennessee 37214 (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 Ruth Evalyn Boucher, a widow,

her *(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 abovementioned deed of trust.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ruth Evalyn Boucher, a widow,

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

Witness our *hand* s *this* Fourth *day of* December, 19 66, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Merlene E. Armstrong
Merlene E. Armstrong

George F. Armstrong
George F. Armstrong

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* George F. Armstrong and wife, Merlene E. Armstrong, *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* 4th *day of* December, *19*68.

My Commission Expires Oct. 31, 1971 — Betty J. Tackett *Notary Public*

Commission expires

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 .....

DEC-6	CONV	19,977.08			
DEC-6 S'TAX			B*	52.00	
DEC-6 PR'FEE			B*	.50	
DEC-6	W'DEED		B*	3.00	* 55.50

to: Nixon-Kent Company, 2535 Franklin Road, Nashville, Tennessee 37204

WARRANTY DEED

FROM GEORGE F. ARMSTRONG et ux

TO RUTH EVALYN BOUCHER

A 23145

IDENTIF. REFERENCE

DEC 6 9 29 AM '68

FELIX Z. WILSON II 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