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FORM NO WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January 1969.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

John B. Downey, 990 Davidson Dr., Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael M. Kraft (NAME)	New Owner (NAME)	Map 160-G Pcl. 17
700 Sills Ct. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37220 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE, J. B. Downey, Trustee, but not personally or individually,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael M. Kraft and wife, Lois B. Kraft

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. 225 on the Plan of Oak Hill Estates, Section one, as of record in book 3700, page 119, Register's Office for said County, described as follows:

Beginning on the southeasterly margin of Forest Acres Drive, at the corner of lots Nos. 225 and 226; thence with the line between said two lots southeasterly 207.85 feet to the corner of lots Nos. 224 and 225; thence with the line between said two lots northeasterly 202.20 feet to the southwesterly margin of Forest Hills Drive; thence with the same, northwesterly, 195 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, southwesterly 39.27 feet to the easterly margin of Forest Acres Drive; thence with the same southwesterly 202.16 feet to the beginning.

Being part of the same property conveyed to J. B. Downey, Trustee, by deed from Sarah S. Stengel, et. al., of record in book 3992, page 756 said Register's Office.

This conveyance is subject to Restrictive Covenants of record in book 4122, page 739, and the Plan of record in book 3700, page 119, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Southeasterly corner Forest Acres Dr. & Forest Hills Dr. Nashville, Tenn.
(House Number) (Street) (P. O. Address) (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 my hand this 10th day of January, 1969

_____

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, J. Fred Turner, a Notary Public in and for said County and State, the within named J.B. Downey, Trustee,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 10th day of January, 19 69

Commission expires 1-22-71

J. Fred Turner
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM J. B. Downey, Trustee,

TO Michael M Kraft Et. Ux.

A 26628

IDENTIF. REFERENCE

JAN 13 9 45 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Returned
Attorneys Title Co
Nashville
37220

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $12,000.00

Subscribed and sworn to before me this 13 day of Jan 1969

Deputy Register A. Gentry

JAN 13 69	CONV	12,000.00			
JAN 13 69	STAX		A*	31.20	
JAN 13 69	REGFEE		A*	.50	
JAN 13 69	WDEED		A*	3.00	* 34.70