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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 $ 9,800.

Fred A. Settles
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF February 1969.

Mary F. Montgomery
Notary Public

MY COMMISSION EXPIRES: 2/23/71

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr. Attorney 633 Stahlman Bldg. Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred A. Settles (NAME)	United Mortgagee Servicing Corp (NAME)	M83 13 447
1510 Lillian Avenue (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	23W 4575
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (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, LEONARD THOMAS FERRELL AND WIFE, MABEL IRENE FERRELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRED A. SETTLES AND WIFE, IRMA N. SETTLES

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:

LAND in Davidson County, Tennessee, being Lot No. 162 on the Map of Lindsley Home Tract, as of record in Plan Book 2, page 92, Chancery Court at Nashville.

SAID Lot No. 162 fronts 50 feet on the southerly margin of Lillian Avenue and extends back between parallel lines 150 feet to an alley, on which it measures 50 feet.

BEING the same property conveyed to Leonard Thomas Ferrell and wife, Mabel Irene Ferrell, by deed from Ernest W. Mathis and wife, Josephine Mathis, of record in Book 2547, page 131, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 1510 Lillian Avenue, Nashville, Tennessee
(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 our hand s this 17th day of January, 1969

Leonard Thomas Ferrell
Leonard Thomas Ferrell

Mabel Irene Ferrell
Mabel Irene Ferrell

OH
DB

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Percy Wilkins, Jr., a Notary Public in and for said County and State, the within named LEONARD THOMAS FERRELL AND WIFE, MABEL IRENE FERRELL

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 17th day of January 1969

Commission expires 12-12-72

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

LEONARD THOMAS FERRELL ET UX

TO

FRED A. SETTLES ET UX

A 29607

'IDENTIF. REFERENCE'

FEB 6 2 30 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Box 8 PERCY WILKINS JR.
ATTORNEY-AT-LAW
633 STAHLMAN BUILD
NAS VIL , TEN

FEB-69	CONV	*9,800.00				
FEB-69	S'TAX		A*	25.48		
FEB-69	PR'FEE		A*	.50		
FEB-69	W'DEED		A*	3.00	*	28.98