DEED PREPARED BY J. K. WOODARD, ATTORNEY, MADISON, TENNESSEE

WARRANTY DEED

BOOK 4311 PAGE 888

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barry Anderton et ux	SAME	Map 43-6
(NAME): 502 Roosevelt Dr.	(NAME):	Par. 207
(STREET ADDRESS OR ROUTE NUMBER): Madison Tenn. 37115	(STREET ADDRESS):	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN DOLLARS ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and ~~XXXXXXXXX~~ *DOLLARS* valuable consideration, a part of which is the assumption of one certain trust deed dated August 2, 1965, and filed for record Aug. 2, 19[illegible], in the office of the recorder of deeds of Davidson County, Tenn., in Book 3918, page 877, and note of even date thereby secured, in the original principal amount of $15,000.00, payable to Provident Trust Company, which debt the grantee herein assumes and agrees to pay as part payment of purchase price., we, Donald Irwin and wife, Lillian B. Irwin, hereinafter called the GRANTORS, *have bargained and sold, and by these presents do transfer and convey unto the said* Barry Anderton and wife, Betsy Anderton, 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. 102 on the Plan of Madison Park, Section 3, as of record in Book 3500, page 104, Register's Office for said County, described as follows:

BEGINNING on the southeasterly margin of Roosevelt Avenue at the corner of lots Nos. 101 and 102; thence with the line between said two lots southeasterly 113.21 feet; thence southwesterly 105.94feet to the easterly margin of Becklea Drive; thence with the same northwesterly 75.95 feet to the beginning of a curve; thence around said vurve having a radius of 25 feet northeasterly 39.27 feet to the southerly margin of Roosevelt Avenue; thence with the same northeasterly 77.27 feet to the beginning.

BEING part of real property conveyed to Donald Irwin and wife, Lillian B. Irwin by deed from Dugger Developments, Inc., a Tennessee Corporation, of record in Register's Office for said County, Book 3860, page 413.

unimproved ( ) This is improved (X) property, known as 502 Roosevelt Drive, (House Number) (Street) Madison, (P. O. Address:) Tennessee 37115 (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, titlc 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.*

And we, the GRANTORS, *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.*

Witness our *hand* s *this* 8th *day of* February, *19* 69, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Donald Irwin
DONALD IRWIN
x Lillian B. Irwin
LILLIAN B IRWIN

4311 [illegible]

STATE OF ILLINOIS
COUNTY OF KANKAKEE

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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,* DONALD IRWIN AND LILLIAN B. IRWIN

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 BOURBONNAIS, ILLINOIS ~~Tennessee~~
this 8th *day of* February, *19* 69.

Ruth Ende
Notary Public

Commission expires 10/16/71

FEB20	CONV	18,950.00			
FEB20	S'TAX		B*	49.14	
FEB20	PR'TEE		B*	.50	
FEB20	WDFEE		B*	3.00	* 52.64

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 .....

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 18,950.00.

Affiant Barry F. Anderton

Sworn to and subscribed before me this 14th day of February, 1969.

NOTARY PUBLIC

Commission Expires: May 17, 1970.

A 31202

IDENTIF. REFERENCE

FEB 20 10 28 AM '69
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Rec. $1.25
18,950

WARRANTY DEED

FROM
DONALD IRWIN ET UX

TO
BARRY ANDERTON ET UX

Mail To:
Kennedy Realty Co.
2801 Gallatin Rd
Nashville Tenn
37216

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee