WARRANTY DEED

BOOK 4314 PAGE 178

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George E. Dever et ux. (NAME:)	Same (NAME:)	Map. 69
Route 1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O Par. 112
Joelton, Tennessee 37080 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pw

For and in Consideration of the sum of Ten and no/100 ---------- ($10.00) ---------- *DOLLARS*

cash in hand paid by George E. Dever and wife, Geneva K. Dever, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

This Instrument Was Prepared By
Dewey W. Pedigo (ME)
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

We, Arthur Lee Krantz and wife, Joe Etta Krantz,

have bargained and sold, and by these presents do transfer and convey unto the said George E. Dever and wife, Geneva K. Dever, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Two tracts of land in the 14th Civil District of said County and State, described according to a survey made by Harold F. Morris, Surveyor, December 10, 1968, as follows:

TRACT NO. 1: Beginning at a point in the center of Gray's Point Road, said point being the northeast corner of the property conveyed to John W. Krantz of record in Book 2748, page 201, Register's Office for said County; thence south 7° 24' east 747.89 feet; thence north 77° 18' east 579.38 feet; thence north 24° 57' west 727.92 feet to the center of Grays Point Road; thence with the center of said Road westerly 360 feet to the beginning, containing 7.62 acres, more or less.
There is included but excluded from this tract of land, a tract described as follows: Being in the 14th Civil District of said County and beginning at a point in the center of Grays Point Road south 65° west 276 feet from a stone an old established corner between Lee Krantz and Frank Frutiger; thence south 81° west 208 feet to a stake near an apple tree; thence south 19° east 417.5 feet to a stake; thence north 71° east 208 feet to a stake in a field; thence north 19° west 378 feet to the beginning, containing 1.85 acres, more or less, and being the same property conveyed to George E. Dever and wife, Geneva K. Dever, by deed from Lee Krantz and wife, of record in book 1490, page 35, Register's Office for said County.

TRACT NO. 2: Beginning at a point in the center of Grays Point Road, said point being the southwest corner of the herein described tract, said point also being the intersection of a 10' gravel road with Grays Point Road; thence north 13° 31' west 237.70 feet; thence north 85° 07' west 328.47 feet; thence south 0° 54' east 270.85 feet to the center of Grays Point Road; thence with the center of said Road easterly 387.32 feet to the beginning, containing 2.18 acres, more or less.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 5000.00

Subscribed and sworn to before me, this the 26th day of Feb. 1969

x Geo E Dever
Affiant

My commission expires: 7-25-72
(Affix Seal)

Annie E. Lowe
Notary Public

Being part of the property conveyed to Arthur Lee Krantz and wife, Joe Etta Krantz by deed from Thomas P. Vardell and wife, Josephine Vardell, of record in book 1046, page 528, said Register's Office.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said George E. Dever and wife, Geneva K. Dever, their ..... *heirs and assigns, forever.*

And We *do covenant with the said* George E. Dever and wife, Geneva K. Dever, ... *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

do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* George E. Dever and wife, Geneva K. Dever, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 24th *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 Arthur Lee Krantz

x Joe Etta Krantz

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Trudy Pruett, a Notary Public in and for said County and State, the within named Arthur Lee Krantz and wife, Joe Etta Krantz,

the bargainors, 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 25 day of February, 19 69.

Trudy Pruett, Notary Public.

Commission Expires July 28-69

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., 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.....

day of....., 19.....

....., 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.....

MAR-3	CONV	*5,000.00			
MAR-3 S'TAX			B* 13.00		
MAR-3 PB FEE			B* .50		
MAR-3	W DEED		B* 6.00	*	19.50

WARRANTY DEED

FROM

Arthur Lee Krantz et ux.

TO

George E. Dever et ux.

A 32259

IDENTIF. REFERENCE

MAR 3 10 42 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE