BOOK 4315 PAGE 197

This Instrument Was Prepared By
DENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

WARRANTY DEED

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr.&Mrs.George Marion Rader	Fidelity Federal Savings &Loan Association	Map 144-12
5922 East Ashland Drive	401 Union Street	Par. 33
Nashville, Tennessee 37215	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	n.o.

FOR AND IN CONSIDERATION of the sum of ($10.00) -

TEN & NO/100 - Dollars,

Cash in hand paid by George Marion Rader and wife, Mary Dale Harrison Rader, the receipt of which is hereby acknowledged, and other good and valuable consideration,

Claude Dunn Construction Company, Inc., a Tennessee corporation,

has bargained and sold, and does hereby transfer and convey unto the said

GEORGE MARION RADER AND WIFE, MARY DALE HARRISON RADER,

their (successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of Otter Creek Hills, as of record in Book 2900, pages 110 and 111, Register's Office for said County.

Said Lot No. 54 fronts 213.7 feet on the southerly side of East Ashland Drive, and extends back 363 feet on the easterly line, and 368 feet on the westerly line, to a dead line on which it measures 70 feet.

Being the same property conveyed to Claude Dunn Construction Company, Inc., a Tennessee corporation, by deed from W. R. Benneyworth & Co., Inc. of record in Book 4241, page 329, said Register's Office.

This conveyance is made subject to Restrictions of record in Book 3255, page 387; and easements, setback lines, etc. as shown on plan of record in Book 2900, pages 110 and 111, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $29,450.00

Subscribed and sworn to before me, this the 3rd day of March 19 69.

George Marion Rader
Affiant

My commission expires: May 17, 1970
(Affix Seal)

Mrs. Joe L. Jenkins
Notary Public

unimproved ( )
This is improved (X) property, known as East Ashland Drive, Nashville, Tennessee
(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

GEORGE MARION RADER AND WIFE, MARY DALE H. RADER,

their (successors),

heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said

George Marion Rader and wife, Mary Dale H. Rader,

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

Witness my hand this 3rd day of March, 19 69, the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.

CLAUDE DUNN CONSTRUCTION COMPANY, INC.

By: M. C. Dunn, Jr. (Pres)
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mrs. Joe L. Jerkins, *a Notary Public of the State and County aforesaid, personally appeared* ~~Claude Dunn~~ N. C. Dunn, Jr., *with whom I am personally acquainted, and who, upon oath, acknowledged* him*self to be* President *of the* Claude Dunn Construction Company, Inc., *the within named bargainor, a corporation, and that* he *as such* President *being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by* him*self as* President

Witness my hand and seal, at office in Nashville, Tennessee *this* 3rd *day of* March, *1969*

Mrs Joe L Jerkins *Notary Public*

Commission expires May 17, 1970

MAR-6 69	CONV	29,450.00				
MAR-6 69	S'TAX		A*	76.44		
MAR-6 69	PR'FEE		A*	.50		
MAR-6 69	W'DEED		A*	3.00	*	79.94

018,522-0

WARRANTY DEED

FROM

CLAUDE DUNN CONSTRUCTION COMPANY, INC.

TO

GEORGE MARION RADER AND WIFE,

MARY DALE HARRISON RADER

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

A 32699

IDENTIF. REFERENCE

MAR 6 9 37 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING