This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC 208695

REAU E. FOLK JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 69-15 Par. 20	Mr/Mrs Willie C. Bryant same as below	First Federal S & L Assn. Fourth and Union Street Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. GI 1-13620
13D-9210	1617 E. Stewart Lane	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated March 11, 1963, in the original principal sum of $11,850.00, payable to First Federal Savings & Loan Association of Nashville in monthly installments of $65.45, including interest at 5¼% per annum, said note being secured by a deed of trust executed by Dale L. Lanham and wife to T. I. Holman, Jr., Trustee, as of record in Book 3546, page 379,

DALE L. LANHAM and wife, BETTY C. LANHAM,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIE C. BRYANT and wife, MARY ANN BRYANT,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 13th formerly 23rd Civil District of Davidson County, Tennessee, described partly according to a survey made by Erle Drake, County Surveyor, September 12, 1932, as follows:

Beginning at a point in the center of East Stewart Lane at the southwest corner of the property conveyed to Livy A. White and wife by R. W. Cundall and wife by deed of record in Book 929, page 95; thence with the center of said Lane, north 70½° east 109 feet; thence northwestwardly 225 feet, more or less, to the center of Old Cato Road; said point being in the southern boundary line of the colored church lot; thence with the center of said Old Road, south 89° west 63 feet and north 88-3/4° west 162 feet to a cedar tree in the eastern boundary line of the Robert Cato Property; thence with said line, south 1° west 24 feet; thence south 54½° east with a fence, 190 feet to two mock orange trees; thence south 41½° east 127 feet to the beginning.

Being the same property conveyed to Dale L. Lanham and wife, Betty C. Lanham, by deed from George W. Barfield and wife as of record in Book 3508, page 471.

This conveyance is made subject to: (1) an easement granted Davidson County for the widening of Hydes Ferry Pike, of record in Book 1730, page 588; (2) title to that portion of the premises embraced within the bounds of any roads or highways.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above, and for 1969 Metro Taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 8th day of March, 1969.

Betty C. Lanham

Dale L. Lanham

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4316 PAGE 476

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Dale L. Lanham and wife, Betty C. Lanham,

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, the 11th day of March, 1969.

Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March, 1969

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL)

Reau E. Folk Jr.
Notary Public

A 33314

WARRANTY DEED
REF:hs

FROM
DALE L. LANHAM and wife

TO
WILLIE C. BRYANT and wife

IDENTIF. REFERENCE

MAR 11 12 17 PM '69

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

3113	CONV	15,950.00		
3113	S'TAX		B*	41.34
3113	DR'TEE		B*	.50
3113	WRTED		B*	3.00 * 44.84

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

_____
Notary Public

My commission expires: