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

WARRANTY DEED

TTC 208962

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 104-06 Pa 115 RS	Mr/Mrs Joseph Percy Jennette same as below	J.I. Kislak Mtg.Co. of Florida 1101 Brickell Avenue Miami, Florida 33131
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 14116
26W-6740	3427 Love Circle	PROPERTY IS [X] 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,

APR 16 68	CONV	27,500.00			
APR 16 68 S'TAX			B*	71.50	
APR 16 68 PR'FEE			B*	.50	
APR 16 68	W'DEED		B*	3.00	* 75.00

WILL C. BAIRD, JR., and wife, CHRISTINE E. BAIRD, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOSEPH PERCY JENNETTE and wife, CAROLE W. JENNETTE,

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:

Two tracts of land in Davidson County, Tennessee as follows:

TRACT NO. 1: Being Lot No. 93 on the Plan of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, pages 124 and 125.

Said Lot No. 93 fronts 60 feet on the northerly side of Love Circle and runs back between parallel lines 150 feet to an alley.

TRACT NO. 2: Being the west 10 feet of Lot No. 92 on the Map of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, pages 124 and 125.

Said part of said lot fronts 10 feet on the north side of Love Circle and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Will C. Baird, Jr., and wife, Christine E. Baird, by deed from W. R. Binkley and wife as of record in Book 3903, page 60.

This conveyance is made subject to an easement for sanitary sewer across part of Lot No. 92 as set out in a grant to the City of Nashville of record in Book 1118, page 690.

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 15th day of April, 1969.

Christine E. Baird

Christine E. Baird

Will C. Baird, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4326 PAGE 180

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Will C. Baird, Jr., and wife, Christine E. Baird, 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 15th day of April, 19 69.

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 $27,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April 1969

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

WARRANTY DEED
REF.:hs

FROM
WILL C. BAIRD, JR., and wife

TO
JOSEPH PERCY JENNETTE and wife

A 37446

IDENTIF. REFERENCE

APR 16 2 19 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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: