FORM NO. WD-5

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 1969.

Notary Public

MY COMMISSION EXPIRES: MAY 8, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Miller Kimbrough, 404 James Robertson Parkway, Nashville, Tennessee, 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John W. Kroutter, Jr. (NAME)	Kimbrough-Kavanaugh and Associates (NAME)	5D-51503
Cor. of Coleridge Drive & Coleridge Court (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of - - - - - $19,600.00 - - - - - - - - - - - - - - - - -

- - - - NINETEEN THOUSAND SIX HUNDRED AND NO/100 - - - - - - - - - - - - **DOLLARS**
Cash in hand paid, receipt of which is hereby acknowledged,

Ferguson Lumber Company, Inc., a corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Davidson County, Tennessee, has

_____ ~~have~~ bargained and sold, and by these presents do transfer and convey unto the said John W. Kroutter, Jr., and wife, Mary Ann G. Kroutter, 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. 169 on the Plan of Colewood Acres, Section 2, of record in Book 3700, page 135, Register's Office for Davidson County, Tennessee.

Beginning at a point on the northwesterly margin of Coleridge Court, being the common corner of Lots Nos. 169 and 170; thence with the line between said lots northwestwardly 106.5 feet to an approved monument being the common corner of Lots Nos. 168, 169 and 170; thence with the line between Lots Nos. 168 and 169, northeastwardly 96.0 feet to a point on the southwesterly margin of Coleridge Drive; thence along the margin of Coleridge Drive southeastwardly 105.0 feet to a monument marking the beginning of a curve; thence around said curve 39.27 feet to a monument on the northwesterly margin of Coleridge Court; thence along the margin of said Court 81.0 feet to the point of beginning.

Being part of the same property conveyed to Ferguson Lumber Company, Inc., by deed from Shufeld Company, of record in Book 4222, page 206, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as Cor. of Coleridge Drive & Coleridge Court, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 said Ferguson Lumber Company, Inc., has caused its corporate ~~Witness my hand this day of , 19~~ name to be hereunto subscribed by its duly authorized officers at Nashville, Tennessee, this 24th day of June, 1969.

FERGUSON LUMBER COMPANY, INC.

Bert C. Ferguson

ATTEST: Bert C. Ferguson, Secretary-Treas.

BY: Charles E. Rhoten

Charles E. Rhoten, President

STATE OF TENNESSEE
Davidson County

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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 _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Charles E. Rhoten and Bert C. Ferguson with whom I am personally acquainted and who upon ~~(their oaths)~~ (their several oaths) acknowledged ~~(themselves)~~ (themselves) to be the President and Secretary-Treasurer respectively of the Ferguson Lumber Company, Inc. the within named bargainor, a corporation, and that ~~(he)~~ (they) as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Charles E. Rhoten as such President, and attesting the same by the said Bert C. Ferguson as such Secretary-Treasurer

Witness my hand and official seal at office at Nashville, Tennessee on this the 24th day of June, 1969.

My commission expires MAY 8, 1973

_____
Notary Public

WARRANTY DEED

FROM

FERGUSON LUMBER COMPANY, INC.

TO

John W. Krautter, Jr., et ux

KIMBROUGH-KAVANAUGH AND ASSOCIATES

A 45829

IDENTIF. REFERENCE

JUN 27 10 04 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

#1

JUN 27 69	CONV	19,600.00				
JUN 27 69	S TAX		A*	50.96		
JUN 27 69	P TAX FEE		A*	.50		
JUN 27 69	W DEED		A*	3.00	*	54.46