BOOK 4346 PAGE 978

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	
Tom L. Sowell (NAME)	Dobson & Johnson, Inc. (NAME)	
933 Havenhill Drive (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Building (STREET ADDRESS)	Map 106-16
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 9

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

----------TEN AND NO/100----------*Dollars,*

Cash paid by Tom L. Sowell and wife, Janice E. Sowell, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Jack F. Fanning, Sr. and wife, Lillian R. Fanning,

have this day bargained and sold, and do hereby transfer and convey unto the said

Tom L. Sowell and wife, Janice E. Sowell,

their *(successors), heirs and assigns,*

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

Being lot No. 60 on the Plan of Hill-N-Dale Acres, as of record in book 2900, pages 33 and 34, Register's Office for said County.

Said lot No. 60 fronts 122 feet on the southerly side of Havenhill Drive and extends back between lines 272 feet to a point in the rear, said lot being triangular in shape.

Being the same property conveyed to Jack F. Fanning, Sr. and wife, Lillian R. Fanning by deed from Olin K. Browning and wife, of record in book 4103, page 226, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 19,500.00

Subscribed and sworn to before me, this the 27th day of June 19 69

Affiant

My commission expires: 8/9/72 (Affix Seal)

Notary Public

This is { } unimproved { } improved property, known as ..... (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

Tom L. Sowell and wife, Janice E. Sowell,

their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Tom L. Sowell and wife, Janice E. Sowell,

their

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

Witness our *hand* s *this* 27th *day of* June, 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 Jack F. Fanning, Sr.
Jack F. Fanning, Sr.

X Lillian R. Fanning
Lillian R. Fanning

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Jo Womble, *a Notary Public in and for said County and State,* Jack F. Fanning, Sr. and wife, Lillian R. Fanning

the within named 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* 27th *day of* June, *19*69.

Beverly Jo Womble *Notary Public*

Commission expires 8/9/72

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 .....

WARRANTY DEED

FROM Jack F. Fanning, Sr., et ux

TO Tom L. Sowell, et ux

IDENTIF. REFERENCE

JUL 2 11 35 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

A 46387

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.-S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

FILE: Dobson & Johnson, Inc.