WARRANTY DEED

BOOK 4347 PAGE 327

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Herbert W. Bradford	Fidelity Federal Savings	Map. 147-8
(NAME) 354 Wales Drive	(NAME) 4th & Union	Plat c. 84
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn	(STREET ADDRESS) Nashville, Tenn	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pw

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by instrument of record in Book 3215, page 409, Register's Office for Davidson County, Tennessee.

We, Gene H. Cross and wife, Patsy M. Cross,

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

Herbert W. Bradford and wife, Marjorie M. Bradford,

their ~~XXXXX~~, heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 84 on the Plan of Re-Subdivision of Lots 19 and 20, Cathey Heights, Section 2, as of record in Book 4060, page 198, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the northerly margin of Wales Drive common front corner of Lots 83 and 84; thence with the line between said two lots north 41° 52' east 174.85 feet to a point the common rear corner of Lots 83 and 84; thence north 88° 29' east 113.36 feet to the westerly margin of Torbay Drive; thence in a southerly direction along the westerly margin of Torbay Drive 199.39 feet to a point; thence in a southwesterly direction around a curve having a radius of 25.0 feet a distance of 40.49 feet to a point in the northerly margin of Wales Drive; thence in a westerly direction along the northerly margin of Wales Drive 218.90 feet to the point of beginning.

Being part of the same property conveyed to Gene H. Cross and wife, Patsy M. Cross, by deed from James W. Cross, III, and wife, Caroline J. Cross, of record in Book 3221, page 371, said Register's Office.

It is agreed that the escrow account in connection with the above indebtedness and the insurance on said property is transferred to purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,950.00

Subscribed and sworn to before me, this the 2 day of July 1969

Affiant Herbert W Bradford

My commission expires: Feb 16 1972 (Affix Seal)

Notary Public Jan H Jordan

This is unimproved ( ) improved (X) property, known as 354 Wales Drive (House Number) (Street) Nashville, Tenn 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

Herbert W. Bradford and wife, Marjorie M. Bradford, their ~~XXXXXX~~

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. except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

Herbert W. Bradford and wife, Marjorie M. Bradford, their

~~XXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 2nd day of July, 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Gene H. Cross

Patsy M. Cross

This Instrument Was Prepared By

Dewey Pedigo, Jr.

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* Gene H. Cross and wife, Patsy M. Cross,

the within named bargainors, 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* 2nd *day of* July, *19* 69

Dan H. Jordan *Notary Public*

Commission expires Feb 1, 1972

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 .....

JUL-3 CONV 18,950.00
JUL-3 STAX C* 49.14
JUL-3 RECFEE C* .50
JUL-3 MDEED C* 3.00 * 52.64

WARRANTY DEED

FROM

GENE H. CROSS, ET UX

TO

HERBERT W. BRADFORD, ET UX

A 46559

IDENTIF. REFERENCE

JUL 3 11 29 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

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

PEDIGO & SAINDON