TENNESSEE TITLE COMPANY

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lee W. Wiseman (NAME) | First Federal Sav. & Loan Assoc. (NAME) | Map 42-13 |
| 116 Port Drive (STREET ADDRESS OR ROUTE NUMBER) | 236-4th Avenue North (STREET ADDRESS) | Pcl. 44 |
| Madison, Tennessee (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | BOOK 4317 PAGE 812 |
| | | M.O. |

For and in consideration of the sum of $10.00
TEN AND NO/100---------- DOLLARS

Cash in handpaid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note executed by the grantors herein, payable to First Federal Savings & Loan Association for the original sum of $12,900.00, with interest as set forth insaid note; both principal and interest payable $71.34 monthly, and said debt secured by a deed of trust of record in Book 3931, page 974, Register's Office for Davidson County, Tennessee,
WE, FREDERICK L. BAXTER AND WIFE, GAIL P. BAXTER,

have bargained and sold, and by these presents do transfer and convey unto the said LEE W. WISEMAN AND WIFE, CAROLINE F. WISEMAN, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 55 on the Plan of Section II, Sherry Heights, as of record in Book 2331, page 69, Register's Office for said County, and described as follows: BEGINNING at a point in the westerly margin of Port Drive, at the corner of Lots 54 and 55; thence with the line between said lots, westerly 204 feet to a point; thence southerly 206.8 feet to the north margin of Tuckahoe Drive; thence with the margin of the same, easterly 166.6 feet to the beginning of a curve; thence around said curve, northeasterly 37.8 feet to the west margin of Port Drive; thence with the margin of the same, northerly 167.6 feet to the point of beginning. Being the same property conveyed to Frederick L. Baxter and wife, Gail P. Baxter, by deed from Lurton C. Oaks and wife, as of record in Book 3931, page 973, said Register's Office.

This is unimproved ( ) improved (X) property, known as 116 (House Number) Port Drive (Street) Madison, Tennessee (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.

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.

Witness our hands this 18th day of June 1969

Gail P. Baxter
Gail P. Baxter

Frederick L. Baxter
Frederick L. Baxter

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Larry E. Castleman, a Notary Public in and for said County and State, the within named Frederick L. Baxter and wife, Gail P. Baxter the 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 18th day of June, 1969.

Larry E. Castleman
Notary Public

Commission expires October 24, 1971

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
FREDERICK L. BAXTER, ETUX.

To
LEE W. WISEMAN, ET UX.

The actual consideration for this transfer or value of property (whichever is greater) is $12,900.00.

This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 18th day of June, 1969

My commission expires October 24, 1971

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1004 - MISSEY

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BOOK 4347 PAGE 813

IDENTIF. REFERENCE

JUL 7 11 21 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| JUL-7⁸ | CONV | 17,900.00 | | | |
| JUL-7⁸ | S'TAX | | C* | 33.54 | |
| JUL-7⁸ | PR'FEE | | C* | .50 | |
| JUL-7⁸ | W'DEED | | C* | 3.00 | * 37.04 |