# WARRANTY DEED

BOOK 4357 PAGE 286

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Fred P. Peck | First Federal | Map 133-16 |
| (NAME) | (NAME) | |
| 4904 Jonquil Drive | 236-4th Avenue, North | Par. 181 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, Tennessee | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

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 an instrument of record in Book 4134, page 562, Register's Office for Davidson County, Tennessee.

We, Dillon C. Rogers and wife, Emma B. Rogers,

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

Fred P. Peck and wife, Frances Y. Peck,

their ~~XXXXXX~~), heirs and assigns,

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

Being Lot No. 28 on the Plan of Welch Meadows, Section I, as of record in Book 3700, page 34, Register's Office for Davidson County, Tennessee.

Said Lot No. 28 fronts 77.93 feet on the easterly side of Jonquil Drive, and extends back 130.05 feet on the northerly line and 130.69 feet on the southerly line to a dead line, measuring 71.07 feet thereon.

Being the same property conveyed to Dillon C. Rogers and wife, Emma B. Rogers, by deed from Robert C. Baker and wife, Norma A. Baker, of record in Book 4228, page 447, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE, COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 21,320.01

Subscribed and sworn to before me, this the 11 day of August 1969

Affiant

My commission expires: 5/10/70 (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 .....

Fred P. Peck and wife, Frances Y. Peck, 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

Fred P. Peck and wife, Frances Y. Peck, their

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

Witness our hand S this 12th day of August, 1969 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dillon C. Rogers

Emma B. Rogers

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon
Stahlman Building, Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Nellie T. Weimar, *a Notary Public in and for said County and State,* Dillon C. Rogers and wife, Emma B. Rogers,

*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* 12th *day of* August, *19* 69.

Nellie T. Weimar *Notary Public*

*Commission expires* 5/10/70

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* .....

AUG 13 CONV 21,320.01
AUG 13 ST TAX A* 55.38
AUG 13 PR FEE A* .50
AUG 13 W DEED A* 3.00 * 58.88

WARRANTY DEED

FROM

DILLON C. ROGERS, ET UX

TO

FRED P. PECK, ET UX

A 50679

IDENTIF. REFERENCE

AUG 13 11 10 AM '69

FELIX Z. WILSON 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