BOOK 4357 PAGE 450 This Instrument Was Prepared By

WARRANTY DEED

DENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue, North
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Curtis G. Doss, et ux	Fidelity Federal Sav. & Loan	Map 42-14
(NAME) 123 Rhine Drive	(NAME) Fourth Avenue at Union Street	Par. 55
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee	(STREET ADDRESS) Nashville, Tennessee, 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100 ($10.00)---------- *Dollars,* cash in hand paid by the grantees; CURTIS G. DOSS, and wife, LENA M. DOSS, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust to Fidelity Federal Savings & Loan Association, of record in book 4166, page 68, Register's Office for Davidson County, Tennessee; payable as therein specified;

We, DENNIS O. NILAN, and wife, CHRISTINE J. NILAN,

have this day bargained and sold, and do hereby transfer and convey unto the said CURTIS G. DOSS, and wife, LENA M. DOSS, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Sherry Heights, Section III, as of record in book 2331, pages 126 and 127, Register's Office for said County.

Said Lot No. 71 fronts 99.4 feet on the easterly side of Rhine Drive and runs back between lines 327.0 feet on the northerly line and 312.0 feet on the southerly line to a broken line in the rear measuring 163.2 feet thereon.

Included in the above description, but excluded from this description is a parcel of land, which is a part of said Lot No. 71, conveyed to the State of Tennessee by deed executed by Eugene Bingham and wife, Mary J. Bingham, dated July 8, 1966, recorded in book 4036, page 602, Register's Office for said County.

Being the same property conveyed to Dennis O. Nilan and wife, Christine J. Nilan, by deed from Eugene Bingham and wife, of record in book 4166, page 66, Register's Office for Davidson County, Tennessee.

21,080.45

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,000.00

Subscribed and sworn to before me, this the 6th day of August 19 69.

Affiant

My commission expires: 3-3-73 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 123 Rhine Drive, Madison, Tennessee. (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 CURTIS G. DOSS, and wife, LENA M. DOSS, 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,* except as hereinbefore set forth.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* CURTIS G. DOSS, and wife, LENA M. DOSS, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 6th *day of* August, 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.*

Dennis O. Nilan

Christine J. Nilan

BOOK 4357 PAGE 451

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jeane Watson *a Notary Public in and for said County and State,* Dennis O. Nilan and wife, Christine J. Nilan,

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* 6th *day of* August, *19*69.

Jeane Watson *Notary Public*

Commission expires 3-3-73

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 [illegible] $16,000.00
AUG 13 [illegible] TAX A* [illegible]
AUG 13 [illegible] TITLE [illegible] .50
AUG 13 [illegible] W'DEED A* [illegible] 45.10

AUG 13 [illegible] CONV 21,080.45
AUG 13 [illegible] S'TAX A* 54.86
AUG 13 [illegible] TITLE A* .50
AUG 13 [illegible] W'DEED A* 3.00 * 58.36

MAIL TO: MR. CURTIS G. DOSS, 3241 Valliview Drive, Nashville, Tenn., 37207

WARRANTY DEED

FROM

DENNIS O. NILAN, ET UX

TO

CURTIS G. DOSS, ET UX

A 50744

IDENTIF. REFERENCE

AUG 13 3 17 PM '69

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

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