BOOK 4372 PAGE 582 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 4,400.00

Fred L. Sain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF October, 1969

Notary Public

MY COMMISSION EXPIRES: April 14, 1970
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY A. Braden Floyd, Jr., Attorney, 5333 Charlotte Ave., Nash., Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred L. Sain (NAME)	SAME (NAME) Map	1A-1 157 M.O.
2215 Dortch Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, A. Braden Floyd, Jr., Trustee, with power to mortgage, sell and assign

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fred L. Sain, single

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being the southerly ½ of Lot 214, and all of Lot No. 215, on the Map of Overhill City and W. H. Fox Subdivision of Block 14, 15, 16, 20, 21, 29 and 30 on the Plan of Cumberland Nurseries Subdivision of record in Book 332, page 21, Register's Office for said County.

SAID part of Lot 214 and all of Lot 215 fronts together 75 feet on the westerly side of Dortch Avenue and extends back 153.75 feet on the northerly line and 157.5 feet on the southerly line to an alley measuring 75 feet thereon.

BEING the same property conveyed to A. Braden Floyd, Jr., Trustee with power to mortgage, sell and assign, by deed from Charles Daniels of record in Book 4118, page 70, Register's Office for said County.

OCT 15	CONV	*4,400.00			
OCT 15	S'TAX		A*	11.44	
OCT 15	PB'FEE		A*	.50	
OCT 15	W'DEED		A*	3.00	* 14.94

This is unimproved ( ) improved (X) property, known as 2215 Dortch Avenue (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 my hand this 9th day of October, 1969

A. Braden Floyd, Jr. Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named A. Braden Floyd, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of October 1969.

Commission expires 4-25-70

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

4480

WARRANTY DEED

FROM

A. BRADEN FLOYD, JR., TRUSTEE

TO

FRED L. SAIN

Return To —

Home Federal Savings & Loan Assn.

457510

IDENTIF. REFERENCE

OCT 15 3 40 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.