TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal S & L Assn.	MAP - 164-5
(STREET ADDRESS OR ROUTE NUMBER)	BOOK 4372 PAGE 839 Union at Fourth (STREET ADDRESS)	PAR 2
(CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

For and in consideration of the sum of ($10.00) Ten & 00/100 DOLLARS cash in hand paid by James C. Luna and wife, Winifred W. Luna

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, J. B. Downey, Trustee

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said 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 Lot No. 114 on the Plan of Oak Hill Estates, Section I, as of record in Book 3700, pages 118, 119 and 120, Register's Office for said County.

Said lot fronts 143.28 feet on the northerly side of Green Valley Drive and extends back 340 feet on the westerly line and 381.41 feet on the easterly line, which is a broken line, to a dead line and measures 122 feet thereon.

Being part of the property vested in J. B. Downey, Trustee, by deed from Sarah S. Stengel, et al, as of record in Book 3992, page 756, and by Quitclaim deed of record in Book 4089, page 804, said Register's Office.

This conveyance is subject to restrictions, easements and set-back lines applicable to said property and taxes for the year 1969 which have been prorated and assumed by the Grantees.

This is (unimproved) (improved (X)) property, known as 904 Green Valley Drive Nashville, Tennessee
(House Number) (Street) 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 10th day of October, 1969

J. B. Downey, Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named J. B. Downey, Trustee, the bargainors, 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 10th day of October, 1969

Commission expires 4-22-73 Notary Public [illegible]

TENNESSEE TITLE COMPANY

Warranty Deed

FROM

J. B. DOWNEY, TRUSTEE

To

JAMES C. LUNA and wife,
WINIFRED W. LUNA

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

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

1004

PLEASE MAIL TO - Mr. James C. Luna, 904 Green Valley Drive, Nashville, Tenn. 37220

BOOK 4372 PAGE 840

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the actual consideration or value, whichever is greater, for this transfer is $ 44,500.00

Affiant

Subscribed and sworn to before me this 16th day of October, 1969

Notary Public

My commission expires: Notary Public, in and for the aforesaid State and County.

S. SCOVILL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

OCT 16 69	CONV	44,500.00			
OCT 16 69	S'TAX		A*	115.70	
OCT 16 69	PR'FEE		A*	.50	
OCT 16 69	W'DEED		A*	3.00	* 119.20

A 5 7 6 2 8

IDENTIF. REFERENCE

OCT 16 2 53 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.