THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLD
NASHVILLE, TENNESSEE 37219

BOOK 4393 PAGE 871

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Russell E. Yates	Noel-Palmer Mortgage Company	
(NAME)	(NAME)	Map 86-2
6020 Baltic Drive	Stahlman Building	Par. 3
(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 $10.00----------

----------TEN AND NO/100---------- *Dollars,*
Cash paid by Russell E. Yates and wife, Dora Lee C. Yates, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said of the unpaid principal balance of a note in the original amount of $13,350.00, secured by a deed of trust to Walter M. Noel, Trustee, dated November 17, 1961, filed November 20, 1961, and recorded in book 3320, page 107, Register's Office for Davidson County, Tennessee.

We, John L. Porter and wife, Mildred B. Porter,

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

Russell E. Yates and wife, Dora Lee C. Yates,

their *(successors), heirs and assigns,*

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

Being lot No. 132 on the Plan of Dodson Heights, as of record in book 2900, page 113, Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of Baltic Drive at the corner of lots 133 and 132; thence with the line between said lots, southwesterly 128.3 feet to a corner of lot 153; thence with the line between lots 132 and 153, southerly 80 feet to the north margin of Panama Drive; thence with the margin of the same, easterly 105.43 feet to the beginning of a curve; thence around said curve, northeasterly 39.27 feet to the westerly margin of Baltic Drive; thence with the margin of the same, northerly partly around a slight curve, 91.2 feet to the point of beginning.

Being the same property conveyed to John L. Porter and wife, Mildred B. Porter, by deed from William Calvin Pendley and wife, of record in book 4383, page 385, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 17,950.00

Subscribed and sworn to before me, this the 26th day of January, 1970

Affiant Mildred B Porter

My commission expires: 9-1-73 (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

Russell E. Yates and wife, Dora Lee C. Yates,

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 stated herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Russell E. Yates and wife, Dora Lee C. Yates,

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands *this* 24th *day of* JANUARY, 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X John L Porter
John L. Porter

X Mildred B Porter
Mildred B. Porter

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Jo Womble, *a Notary Public in and for said County and State,* John L. Porter and wife, Mildred B. Porter *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* 27th *day of* JANUARY, *19*70

Beverly Jo Womble *Notary Public*

Commission expires 8/9/72

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 .....

JAN 27 70 CONV 17,950.00
JAN 27 70 S'TAX A* 46.54
JAN 27 70 PR'FEE A* .50
JAN 27 70 W'DEED A* 3.00 * 50.04

WARRANTY DEED

FROM
John L. Porter, et ux
TO
Russell E. Yates, et ux

A 6 6 9 2 8

IDENTIF. REFERENCE

JAN 27 12 03 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2636
NASHVILLE, TENNESSEE

FILE: Dobson & Johnson, Inc.