(This instrument was prepared by James A. Lesemann, Attorney at Law,
James A. Lesemann
320 Gallatin Road, Madison, Tennessee.)

BOOK 4395 PAGE 886

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herman DePriest et ux	(same)	11D-48535
(NAME:) Berwick Trail	(NAME:) 1104 Berwick Trail	Map 43-13
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37115	(STREET ADDRESS) Madison, Tenn. 37115	Par. 251
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ---------- ($10.00) *DOLLARS* cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of an indebtedness in the original amount of $7,882.56 owing to Home Federal Savings and Loan Association and secured by a deed of trust of record in Book 4230, page 305, Register's Office for Davidson County, Tennessee; We, RAYMOND H. ROBERTS AND HERMAN GREEN, hereinafter called the grantors, *have bargained and sold, and by these presents do transfer and convey unto* ~~the said~~ HERMAN DePRIEST AND WIFE, MARY DePRIEST, herein 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 Lot No. 75 on the Plan of Madison Realty Company's Subdivision as of record in Book 547, page 164, Register's Office for said County.

Said lot fronts 50 feet on the north side of Harris Avenue and runs back between parallel lines 121 feet, more or less, to a dead line.

Being the same property conveyed to Raymond H. Roberts and Herman Green, by deed from Vircie Marie Collins, of record in Book 4223, page 628, Register's Office for Davidson County, Tennessee.

FEB-4P CONV *8,000.00
FEB-4P S'TAX B* 20.80
FEB-4P PR'FEE B* .50
FEB-4P W'DEED B* 3.00 * 24.30

This is unimproved ( ) improved (X) property, known as 133 Harris Avenue, (House Number) (Street) Madison, Tennessee 37115 P. O. Address: (City or Town)

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.,* except as stated herein.

And we, the said grantors, *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.*

Witness our *hand* s *this* 2nd *day of* February, *19* 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Raymond H. Roberts
(Raymond H. Roberts)

Herman Green
(Herman Green)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Raymond H. Roberts and Herman Green

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 2nd day of Feb, 19 70.

James T. Patterson
Notary Public

Commission expires 14 Feb 1973

JAMES T. PATTERSON NOTARY PUBLIC DAVIDSON COUNTY

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.....

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 6,000.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Herman DePriest
Affiant

Subscribed and sworn to before me this the 2 day of Feb, 70

Billy H. Howell
Notary Public

Commission Expires:
November 1st, 1972

WARRANTY DEED

FROM

RAYMOND H. ROBERTS AND HERMAN GREEN

TO

HERMAN DePRIEST ET UX

A67798

IDENTIF. REFERENCE

FEB 4 3 39 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

Mail to: Mr. Herman DePriest
1104 Berwick Trail, Madison, Tenn. 37115