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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF February 19 70.

Notary Public

MY COMMISSION EXPIRES: February 14, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
M.. Herbert R. Rich, 213 Third Avenue North, Nashville, Tenn 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William T. Reiners (NAME)	Ass'n. Fidelity Federal Savings & Loan (NAME)	Map 129-7-22
105 Groome Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par.8D-76300
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	M. O.

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, Phillip E. Saxe and wife, Beverly S. Saxe

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William T. Reiners and wife, Elizabeth T. Reiners

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 Lot No. 52 on the Plan of West Meade Farms, Inc. Section VI, as of record in Book 2331, page 125, Register's Office for Davidson County, Tennessee.

SAID Lot No. 52 fronts 156 feet on the westerly side of Groome Drive and runs back between lines, 472 feet on the northerly line and 506.9 feet on the southerly line, which is a broken line to a dead line in the rear on which it measures 158.3 feet.

BEING the same property conveyed to Phillip E. Saxe and wife Beverly S. Saxe by deed from Edward M. McGinley and wife Maryann R. McGinley of record in Book 3928, page 210, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants contained in instrument of record in Book 2542, page 349, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 105 Groome Drive, Nashville, Tennessee 37205
(House Number) (Street) (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 our hand S this 24th day of February, 1970

Phillip E. Saxe

Beverly S. Saxe

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Theresa McElwee, a Notary Public in and for said County and State, the within named Phillip E. Saxe and wife, Beverly S. Saxe

the 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 6th day of FEBRUARY 19 70

Commission expires 10-25-73

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

WARRANTY DEED

FROM
PHILLIP E. SAXE et ux

TO
WILLIAM T. REINERS et ux

A 6 9 2 7 1

IDENTIF. REFERENCE

FEB 24 9 23 AM '70

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

018,928-0

FEB24	CONV	48,000.00		
FEB24	S'TAX		B* 124.80	
FEB24	PR'FEE		B* .50	
FEB24	W'DEED		B* 3.00	* 128.30