53.40

This instrument prepared by: Porter & Spann, Attorneys, 310 Philfre Court Building, Nashville, Tennessee 37217

WARRANTY DEED

BOOK 4401 PAGE 343

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
W. Nat Williams, et ux	Prudential Insurance Company	Map 135-1
c/o Tom Goff Realty Co.	(NAME)	
1007 Murfreesboro Road	1108 South 20th Street	Par. 36
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37217	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) and no/100---------- ---------- *Dollars,*

and the agreement by Grantees to assume and pay a first mortgage evidenced by a certain Deed of Trust held by the Prudential Insurance Company ofAmerica and a second mortgage evidenced by a certain Deed of Trust held by Malcolm L. Barrett and wife, Rachel S. Barrett.

We, Floyd Castle and wife, Elizabeth S. Castle,

have this day bargained and sold, and do hereby transfer and convey unto the said W. Nat Williams and wife, Lois T. Williams

their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 165 on the Plan of Town Park Estates, as of record in Book 3300, Pages 64 and 65, Register's Office for said County.

Said Lot No. 165 fronts 71 feet on the North side of Southwind Drive and extends back 104.7 feet on the easterly line and 140.35 feet on the westerly line to a dead line in the rear on which it measures 89.86 feet thereon.

Being the same property conveyed to Floyd Castle and wife, Elizabeth S. Castle, by deed from James T. Featherstone and wife, Evelyn F. Featherstone, as of record in Book 4368, Page 755, Register's Office for Davidson County, Tennessee.

This instrument is made subject to all applicable Metropolitan government planning and zoning regulations.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 19,181.61

Subscribed and sworn to before me, this the 28th day of January 1970

Affiant

My commission expires: February 2, 1971 (Affix Seal)

Notary Public

This is { unimproved / improved } (x) property, known as 1722 Southwind Drive, Nashville, Tennessee (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 W. Nat Williams and wife, Lois T. Williams their *(successors), heirs and assigns forever.* we do *covenant that* we *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We do *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* W. Nat Williams and wife, Lois T. Williams their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 28th *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 Floyd Castle

x Elizabeth S Castle

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jeanette M. Goff, *a Notary Public in and for said County and State,* Floyd Castle and wife, Elizabeth S. Castle

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* 28th *day of* January, *19* 70

Jeanette M. Goff *Notary Public*

Commission expires February 2, 1971

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 .....

MAR-4 70 CONV 19,181.61
MAR-4 70 S'TAX A* 49.92
MAR-4 70 PR'FEE A* .50
MAR-4 70 W'DEED A* 3.00 * 53.42

WARRANTY DEED

FROM
FLOYD CASTLE, ET UX
TO
W. NAT WILLIAMS, ET UX

A 70159

IDENTIF. REFERENCE

MAR 4 2 05 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 256-2656
NASHVILLE, TENNESSEE