WARRANTY DEED

BOOK 4402 PAGE 216

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mrs. Marie F. Roberts (NAME)	SAME (NAME)	Map. 95-4
2510 Crossfield Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	3D-12300
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Par. 73 pd

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 (10.00)----------
---------- Dollars,
cash, and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

FIRST AMERICAN NATIONAL BANK, as Executor under the will of WILL ANDREW STRASSER, has

~~has~~ does this day bargained and sold, and ~~do~~ hereby transfer and convey unto the said MRS. MARIE F. ROBERTS, her

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

Being Lot No. 6 on the Map of Eva Mor Heights, as of record in Book 1424, page 149, Register's Office for said County.

Said Lot No. 6 fronts 85 feet on the north side of Crossfield Drive, and runs back between parallel lines, 175 feet to a dead line.

Being part of the property vested in First American National Bank, as Executor, under the will of Will Andrew Strasser, with power to sell and convey, as of record in Will Book 94, page 367, Probate Court Clerk's Office for Davidson County, Tennessee.

Said property is conveyed subject to restrictive covenants of record in Book 1785, page 631, and in Book 1807, page 413, Register's Office for said County; and also subject to the limitations, easements, and owner's certificate as set out on the Plan of said Subdivision, which is of record in Book 1424, page 149, said Register's Office.

THIS INSTRUMENT PREPARED BY:
O. B. Hofstetter, Jr., Attorney
304 American Trust Building
Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,250.00

Subscribed and sworn to before me, this the 27th day of February 1970

Affiant

My commission expires: 11-13-73 (Affix Seal)

Eunice Miller
Notary Public

This is ~~unimproved~~ improved (X) property, known as 2510 Crossfield 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 Mrs. Marie F. Roberts, her (successors), heirs and assigns forever. It covenant that it is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. Taxes for 1970 to be pro rated and assumed by grantee.

It further covenant and bind itself, it assigns ~~his~~ and representatives, to warrant and forever defend the title to said real estate to said Grantee, her (successors), heirs and assigns, against the lawful claims of all persons.

Witness ~~my~~ hand ~~and~~ this 4th day of ~~February~~ March, 1970, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

FIRST AMERICAN NATIONAL BANK AS EXECUTOR
under will of WILL ANDREW STRASSER
Deceased, but no further or otherwise
By

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* .....

.....

.....

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at.....Tennessee, this.....day of....., 19.....

.....*Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Charlene Goodwin, *a Notary Public of the State and County aforesaid, personally appeared* B. L. Andrews, *with whom I am personally acquainted, and who, upon oath, acknowledged* himself *to be* Trust Officer *of the* First American National Bank, *the within named bargainor, a corporation, and that* he *as such* Trust Officer, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* Trust Officer.

Witness my hand and seal, at office in Nashville, Tennessee
this 4th *day of* ~~February~~ March 1970

Charlene Goodwin *Notary Public*

Commission expires 10/20/70

NOTARY PUBLIC STATE OF TENNESSEE

MAR-9??	CONV	12,250.00				
MAR-9??S'TAX			A*	31.72		
MAR-9??PR'FEE			A*	.50		
MAR-9??	W'DEED		A*	3.00	*	35.22

WARRANTY DEED

FROM
FIRST AMERICAN NATIONAL BANK,
Executor.
TO
MRS. MARIE F. ROBERTS

A 70580

IDENTIF. REFERENCE

MAR 9 11 39 AM '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