BOOK 4415 PAGE 57 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF ~~April~~ May 1970,

~~Notary Public~~ Deputy Register

MY COMMISSION EXPIRES ~~(AFFIX SEAL)~~

Mail

THIS INSTRUMENT WAS PREPARED BY
Dearborn, Berry & Warner, Attys., 400 Commerce Union Bank Bldg., Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. William G. Chaffin (NAME)	First Federal Savings & Loan Association (NAME)	Map 83-4
2414 Pafford Drive (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	Par. 86
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	Pd

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~~ I, William G. Chaffin,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO my wife, Jane Bennett Chaffin, to hold as tenant by the entirety with me,

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:

Being Lot No. 71 on the Rosebank Park Subdivision as of record in Book 1835, page 26, Register's Office for said County.

Said Lot No. 71 fronts 65 feet on the southerly side of Pafford Drive and runs back 226.9 feet on the westerly line and 211.4 feet on the easterly line, and measured 66.8 feet across the rear.

Being the same property conveyed to William G. Chaffin by deed from John H. West and wife, Lillian W. West, of record in Book 4252, page 560, Register's Office for Davidson County, Tennessee.

This property is unencumbered except for 1970 Metropolitan Government taxes which are a lien but not yet due and deed of trust of record in Book 3930, page 400, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 2414 Pafford Drive, Nashville, Tennessee 37206
(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 ~~my~~ hand this 30th day of April, 1970.

William G. Chaffin

THIS INSTRUMENT PREPARED BY
DEARBORN, BERRY & WARNER, ATTYS.
400 COMMERCE UNION BANK BLDG.
NASHVILLE TENNESSEE 37219

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Eloise E. Dowe, a Notary Public in and for said County and State, the within named William G. Chaffin,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of April, 1970.

Commission expires January 20, 1971.

Eloise E. Dowe
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

WILLIAM G. CHAFFIN

TO

JANE BENNETT CHAFFIN

A 76320

IDENTIF. REFERENCE

MAY 4 2 16 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY-4-70	CONV	*8,000.00			
MAY-4-70	S'TAX		A*	20.80	
MAY-4-70	PR'FEE		A*	.50	
MAY-4-70	W'DEED		A*	3.00	* 24.30

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.