WARRANTY DEED

BOOK 4417 PAGE 920

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jeffrey Bryan Nolan Drury	Fidelity Federal Savings & Loan	
(NAME) et ux	Assn. of Nashville	Map 117-2
2405 Sterling Road	401 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 100
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------

----------TEN & NO/100 ---------- *Dollars,*

the assumption of the balance due of a note in the original amount of $25,200 as more particularly described in a Deed of Trust dated November 13, 1964 and filed on November 16, 1964 in Book 3832, page 928, Register's Office of Davidson County, Tennessee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, James M. Brakefield and wife, Carolyn Brakefield

have this day bargained and sold, and do hereby transfer and convey unto the said Jeffrey Bryan Nolan Drury and wife, Anne Kibler Drury their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being lot No. 1 of Block 4, on the Plan of the Stokes Tract, as of record in book 974, page 24, Register's Office for said County.

Said lot No. 1 fronts 130 feet on the northerly side of Sterling Road, and extends back 180 feet on the east line and 182.8 feet on the west line which is a broken line, along the east margin of Medial Avenue, to a dead line in the rear, on which it measures 120.6 feet.

Being the same property conveyed to James M. Brakefield and wife, Carolyn Brakefield, by deed from Edward J. Kaliski and wife, of record in book 3832, page 927, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 40,500

Subscribed and sworn to before me, this the 11 TH day of MAY 19 70

My commission expires 7-22-72 (Affix Seal)

Affiant

Notary Public

This is improved unimproved property, known as 2405 Sterling Road, 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 Jeffrey Bryan Nolan Drury and wife, Anne Kibler Drury their *(successors), heirs and assigns forever.* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except for Deed of Trust of record in book 3832, page 928, R.O.D.C. Tenn. and 1970 property taxes prorated date of deed and assumed by purchasers. *further covenant and bind heirs and representatives, to warrant and forever defend the title to said real estate to said* Jeffrey Bryan Nolan Drury and wife, Anne Kibler Drury, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 10 TH *day of* MAY, 1970., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James M. Brakefield
JAMES M. BRAKEFIELD

Carolyn Brakefield
CAROLYN BRAKEFIELD

This instrument prepared by William F. Howard, Attorney,
700 American Trust Building, Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, FRANK L. SMITH, JR., *a Notary Public in and for said County and State,* James M. Brakefield and wife, Carolyn Brakefield

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
this 10TH *day of* MAY, *19* 70

FRANK L. SMITH, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Frank L. Smith, Jr. *Notary Public*

Commission expires July 26, 1970

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 .....

WARRANTY DEED

FROM

JAMES M. BRAKEFIELD and wife, CAROLYN BRAKEFIELD

TO

JEFFREY BRYAN NOLAN DRURY and wife,
ANNE KIBLER DRURY

MAY 18 70	CONV	40,500.00			
MAY 18 70 S'TAX			A*	105.30	
MAY 18 70 PR'FEE			A*	.50	
MAY 18 70	W'DEED		A*	3.00	* 108.80

A 77675

IDENTIF. REFERENCE

MAY 18 8 27 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