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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 $19,500.00

G.M. Fillman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June, 19 70.

Carol Dittrich
Notary Public

MY COMMISSION EXPIRES: 11-1-71

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Atty. 633 Stahlman Bldg, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
(NAME)	Kimbrough-Kavanaugh & Associates (NAME)	12D 33430
3305 Masonwood Drive (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	Map 50 11
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 3 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, JOE WILSON KANE and wife, DOROTHY G. KANE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GERALD M. FILLMAN AND WIFE, NAOMI M. FILLMAN

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 the 12th Civil District of Davidson County, Tennessee, being Lot No. 630 on the Map of Parkwood Estates, Section 4, as of record in Book 3300, pages 79 and 80, Register's Office for said County.

SAID Lot No. 630 fronts 73.69 feet on the northerly side of Masonwood Drive and extends back between lines, 141.0 feet on the westerly line and 137.5 feet on the easterly line, to a dead line in the rear, measuring 79.89 feet thereon.

BEING the same property conveyed to Joe Wilson Kane and wife, Dorothy G. Kane by deed from Gaine Home Building Corporation, of record in Book 4047, page 583, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Kimbrough-Kavanaugh & Associates, of record in Book 4047, page 585, Register's Office for said County, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

This is unimproved ( ) improved (X) property, known as 3305 Masonwood Drive, Nasnville, Tennessee
(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 21st day of April, 19 70

Joe Wilson Kane — Dorothy G. Kane

Joe Wilson Kane — Dorothy G. Kane

mm/44

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joe Wilson Kane and wife, Dorothy G. Kane

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 21st day of April 1970

Commission expires NOVEMBER 1, 1972

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
JOSEPH W. KANE ETUX

TO
GERALD M. FILLMAN ETUX

A 77808

IDENTIF. REFERENCE

MAY 18 12 20 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

TOM FANCHER REALTY
1040 MURFREESBORO ROAD
NASHVILLE, TENN. 37217

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 18 70	CONV	19,500.00				
MAY 18 70	S'TAX		A*	50.70		
MAY 18 70	PR'FEE		A*	.50		
MAY 18 70	W'DEED		A*	3.00	*	54.20