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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George T. Fortner, Jr. (NAME:)	First Federal Savings & Loan (NAME:)	Map 52-7
713 Tahlena Drive (STREET ADDRESS OR ROUTE NUMBER)	4th and Union (STREET ADDRESS)	Pc. 38
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Pct

For and in Consideration of the sum of Ten ($10.00) and no/100ths---------- ---------- *DOLLARS*

cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of the indebtedness to First Federal Savings & Loan Association, which is secured by deed of trust of record in Book 3919 page 32, Register's Office, Davidson County, Tennessee, we, JAMES H. LIND and wife, BETTY M. LIND,

have bargained and sold, and by these presents do transfer and convey unto the said GEORGE T. FORTNER, JR. and wife, JOYCE W. FORTNER, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of Madison Heights Subdivision, Section I, as of record in Book 1424, page 6, Register's Office for said County.

Said Lot No. 81 fronts 100 feet on the easterly side of Tahlena Avenue and runs back 450.2 feet on the northerly line and 4653 feet on the southerly line, to a dead line in the rear, measuring 102.7 feet thereon.

Being the same property conveyed to James H. Lind and wife, Betty M. Lind, by deed of record in Book 3463, page 453, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 713 (House Number) Tahlena Drive (Street) P. O. Address: Madison (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GEORGE T. FORTNER, JR. and wife, JOYCE W. FORTNER, 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,* except as above set out.

And we, James H. Lind and wife, Betty M. Lind, *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.*

Witness our *hand* s *this* 13th *day of* July, *19* 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James H. Lind
Betty M. Lind

This instrument prepared by:
Thomas E. Stewart, Attorney
4705 Gallatin Road
Nashville, Tennessee 37216

THOMAS E. STEWART NOTARY PUBLIC DAVIDSON COUNTY

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* James H. Lind and wife, Betty M. Lind,

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* 13th *day of* July, *19* 70.

Notary Public

Commission expires 2/3/74

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 .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration of this transaction is $21,800.00 .

George L. Fortner, Jr.
AFFIANT

Sworn to and subscribed before me this 13th day of July, 1970.

Notary Public
My commission expires: 3/3/74

JUL 14 70	CONV	21,800.00			
JUL 14 70	S'TAX		A*	56.68	
JUL 14 70	PR'FEE		A*	.50	
JUL 14 70	W'DEED		A*	3.00	* 60.18

WARRANTY DEED

FROM

JAMES H. LIND, et ux.

TO

GEORGE T. FORTNER, JR., et ux

A 83541

IDENTIF. REFERENCE

JUL 14 10 28 AM '70

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Madison Title Company

A Division of

Southern Title Insurance Company

P. O. Box 10649

Knoxville, Tennessee