This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3829 Cleghorn Ave., Nashville, Tenn.

BOOK 4437 PAGE 807

WARRANTY DEED
GTC-208281

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
71-14-5	James Lane, et al	James Lane, et al 4300 Old Hickory Blvd. Old Hickory, Tennessee
FIELD BOOK NUMBER(S) 12D-60530	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 121 Fern Street	LOAN OR ACCOUNT NO.
		PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of **TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged**,

EMMA ELIZABETH UNDERWOOD, a widow

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES LANE, HOOVER H. VANATTA and J. C. DRIVER

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lots Nos. 31 and 32 on the Map of Weakley & Dodd's Subdivision of Lot No. 17 of the Brooklyn Plan of Lots, as of record in Book 57, page 126.

Said lots adjoin and front together 167.5 feet on the northerly side of Highview Street or Avenue, now known as Fern Street, and run back between lines, 150 feet on the westerly line of Lot No. 32 and 173.5 feet on the easterly line of Lot No. 31, along the west line of an alley, to another alley in the rear on which they measure 70-1/2 feet.

Being the same property conveyed to W. S. Underwood and wife, Emma Elizabeth Underwood, by deed from H. L. Fuston, unmarried, as of record in Book 1369, page 304, the said W. S. Underwood having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 31st day of July, 1970.

Emma Elizabeth Underwood

Emma Elizabeth Underwood

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4437 PAGE 808

Before me, Helen D. Scott, a Notary Public in and for the State and County aforesaid, personally appeared the within named Emma Elizabeth Underwood, a widow the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 31st day of July, 1970.

My commission expires: May 10, 1971.

Helen D. Scott
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $3,850.00 Amount

James Lane

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 1970

MY COMMISSION EXPIRES: May 10, 1971 (AFFIX SEAL)

Helen D. Scott
Notary Public

WARRANTY DEED
REF:mas

FROM
EMMA ELIZABETH UNDERWOOD

TO
JAMES LANE, ET AL

A 86502

IDENTIF. REFERENCE

AUG 11 3 28 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 11 70	CONV	*3,850.00			
AUG 11 70	S'TAX		A*	9.88	
AUG 11 70	PR'FEE		A*	.50	
AUG 11 70	W'DEED		A*	3.00	* 13.38

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires: _____
Notary Public