TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Ward C. Akers, Jr. et ux (NAME)	Murphree Mortgage Company (NAME)	OH - 12045
5083 Lakeview Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Ave. North (STREET ADDRESS)	Map 145-12
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par 23

BOOK 4438 PAGE 377

For and in consideration of the sum of TEN DOLLARS AND NO/100 ($10.00)----------AND OTHER GOOD AND VALUABLE CONSIDERATION----------DOLLARS Cash in hand paid by the grantees herein, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the further consideration the grantees herein assume and agree to pay the remaining unpaid balance of a note dated November 15th, 1955 for $14,700 payable to Murphree Mortgage Company with interest as set out in said note and said note secured by a Deed of Trust of Record in Book 2470, Page 11, Register's Office for Davidson County.

We, J.D. Fenn and wife, Pattie Jo Fenn

have bargained and sold, and by these presents do transfer and convey unto the said Ward C. Akers, Jr. and wife, Teri Lee Akers

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. 10 on the Plan of Lakeview Manor, as of record in Book 2133, pages 39,40, and 41, Register's Office for said county.

Said Lot No. 10 fronts 310.6 feet o n the westerly margin of Lakeview Drive and extends back 375.9 feet on the northerly line and 480.9 feet on the southerly line, with the northerly boundary of the L. & N. Radnor Lake property to a point, said lot being triangular in shape.

Being the same property conveyed to J.D. Fenn and wife, Pattie Jo Fenn by deed from Henry S. Forte and wife Imogene Forte of Record in Book 2054, page 760, Register's Office for Davidson County, Tennessee.

This instrument prepared by Joel Riggs and Co., 3813 Cleghorn Ave., Nashville, Tennessee 37215

This is unimproved ( ) improved (X) property, known as 5083 Lakeview Drive (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town) (Postal Zone)

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.

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.

Witness our hands this 5th day of August, 19 70.

J.D. Fenn

Pattie Jo Fenn

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Joel Riggs, a Notary Public in and for said County and State, the within named J.D. Fenn and Pattie Jo Fenn the bargainors, 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 Nashville, Tennessee, this 5th day of August, 19 70.

My Commission Expires Oct. 20, 1971

Commission expires ____ Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

From

To

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1006 - REVISED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4438 PAGE 578

The actual consideration or value, whichever is greater, for this transfer is $29,950.00.

Ward C. Akers Jr.
Affiant

Subscribed and sworn to before me, this the 13th DAY of August, 1970.

Joel Riggs
Notary Public
My Commission Expires Oct. 20, 1971

My commission expires:

A 86873

IDENTIF. REFERENCE

AUG 14 9 14 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 14 20	CONV	29,950.00				
AUG 14 20	S'TAX		A*	77.74		
AUG 14 20	PR'FEE		A*	.50		
AUG 14 20	W'DEED		A*	3.00	*	81.24