BOOK 4449 PAGE 282 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,700.00

Danny E. Woods
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September, 1970.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney, 633 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Danny E. Woods (NAME)	First Federal Savings (NAME)	11D 35215
106 Diane Court (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS)	Map 42-11
Madison, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 46

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, WILLIAM L. SWAIN, JR. AND WIFE, ALINE B. SWAIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DANNY E. WOODS and wife, VIRGINIA H. WOODS

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:

BEING Lot No. 11 on the Plan of Haven Acres, Section One, as of record in Book 2331, page 89, Register's Office for Davidson County, Tennessee.

SAID lot fronts 225 feet on the westerly side of Diane Court and runs back between lines, 199.05 feet on the northerly line and 157.97 feet on the southerly line, to a dead line, which is a broken line, measuring 228.72 feet thereon.

BEING the same property conveyed to William L. Swain, Jr. and wife, Aline B. Swain, by deed from D. C. Traylor and wife, Annie Walker Traylor of record in Book 2753, page 588, 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 2832, page 277, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

This is unimproved ( ) improved (XX) property, known as 106 Diane Court, Madison, 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 hands this 10th day of April, 1970

WILLIAM L. SWAIN, JR.

ALINE B. SWAIN

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM L. SWAIN, JR. AND WIFE, ALINE B. SWAIN

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 10th day of April 1970

Commission expires 12-12-72

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

PLEASE MAIL TO - Mr. Harry Johnson, Box 521, Madison, Tenn., 37115

$26,700.00

WARRANTY DEED

FROM WILLIAM L. SWAIN, JR. ET UX

TO DANNY E. WOODS ET UX

A 91778

IDENTIFICATION REFERENCE

OCT 1 2 45 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT-1 70	CONV	26,700.00			
OCT-1 70	S'TAX		A*	69.42	
OCT-1 70	PR'FEE		A*	.50	
OCT-1 70	W'DEED		A*	3.00	* 72.92

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

PERRY, THESEN & [illegible]
ATTORNEYS AT LAW
633 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201