This instrument prepared by:
Charles C. Morrow, Atty.
3221 Nolensville Road
Nashville, Tennessee 37211

BOOK 4456 PAGE 230

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Fred Fraker, et ux (NAME)	same (NAME)	Map 182
314 Melpar Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pc Par. 31
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of -----Ten and 00/100----------
----------($10.00)---------- Dollars,
cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable considerations,

We, Lonnie E. Maze and wife, Jean M. Maze,
our one-half interest of the following described property
have this day bargained and sold, and do hereby transfer and convey unto the said
Fred A. Fraker and wife, Dorothy M. Fraker
their (successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:

Beginning at a spike in the centerline of Cain Ridge Road at the northwesterly corner of the property belonging to the Metropolitan Board of Education (Olive Branch School) not in use. Thence, with the centerline of said road north 0 degrees, 45 minutes west, 235.00 feet to a point; thence south 85 degrees 24 minutes east, 415.61 feet to an iron pin; thence, south 71 degrees, 21 minutes east, 779.59 feet to an iron pin; thence south 7 degrees 41 minutes west, 240.00 feet to an iron pin in the center of an old unnamed road; thence, with said old unnamed road north 85 degrees 57 minutes west, 715.88 feet to an iron pin in heretofore said unnamed road; thence north 1 degree 30 minutes east, 202.00 feet to a fence corner post; thence north 85 degrees 36 minutes west, 410.74 feet to the point of beginning and containing an area of 8.00 acres, more or less.

Being part of the same property conveyed to Lonnie E. Maze and wife, Jean M. Maze and Fred A. Fraker and wife, Dorothy M. Fraker by installment deed from Thelma J. Yenawine of record in Book 4154, Page 332, R.O.D.C.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $ 5,250.00
Subscribed and sworn to before me, this the 15th day of October 1970
Affiant Lonnie E. Maze
My commission expires: 8-12-74 (Affix Seal)
Notary Public Donna C. Randolph

This is unimproved (X) improved ( ) property, known as Cane Ridge Road, Antioch, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Fred A. Fraker and wife, Dorothy M. Fraker
their (successors),
heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to said real estate to said Fred A. Fraker and wife, Dorothy M. Fraker,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 16th day of Oct, 1970 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Lonnie E. Maze
Jean M. Maze

BOOK 4456 PAGE 231

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Donna C. Randolph, *a Notary Public in and for said County and State,* Lonnie E. Maze and wife, Jean M. Maze

the within named bargainorS, 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* 16th *day of* Oct, *19* 70

Commission expires 8-12-74 Donna C. Randolph *Notary Public*

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.....

NOV-2? CONV *5,250.00
NOV-2? S'TAX A* 13.52
NOV-2? PR'FEE A* .50
NOV-2? WDEED A* 3.00 * 17.02

A 9 4 9 3 4

IDENTIF. REFERENCE

Nov 2 10 20 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM Lonnie E. Maze, et ux

TO Fred A. Fraker, et ux

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

Mail Lonnie E. Maze
216 Haywood Lane
Nash. Tenn 37211