TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mrs. Gretchen B. Payne & husband (NAME)	First Federal Savings (NAME)	118. 2
2024 Jordan Drive (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS) BOOK 4456 PAGE 432	Par. 166
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

For and in consideration of the sum of Ten & 00/100 ($10.00) DOLLARS

cash in hand paid by Gretchen B. Payne and husband Joseph A. Payne, Jr.

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Alene Adams, unmarried

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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. 40 on the Map of Kirkwood Heights, as of record in Book 1130, page 17, Register's Office for said County.

Said Lot No. 40 fronts 85 feet on northerly side of Kirkwood Avenue, and runs back between parallel lines, 180 feet to a dead line.

Being property vested in Alene Adams, by deed from Frank Gobel and wife, as of record in Book 2811, page 87, said Register's Office.

This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property, and to taxes for 1970.

This is unimproved ( ) improved (X) property, known as 816 Kirkwood Avenue, Nashville, Tennessee
(House Number) (Street) 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 29th day of October, 1970.

Alene Adams

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Alene Adams, unmarried the bargainors, 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 29th day of October, 1970

Commission expires [illegible] Notary Public [illegible]

TENNESSEE TITLE COMPANY

$1.65 Sec. tc

Warranty Deed

FROM

ALENE ADAMS

To

GRETCHEN B. PAYNE & HUSBAND

JOSEPH A. PAYNE, JR.

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

PLEASE MAIL TO:- Dr. Jos. A. Payne, Jr., 2024 Jordan Drive
Nashville, Tenn., 37218

BOOK 4456 PAGE 433

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IDENTIFICATION

Nov 2 3 13 PM '70

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

NOV-2 70	CONV	16,500.00			
NOV-2 70	S'TAX		A*	42.90	
NOV-2 70	PR'FEE		A*	.50	
NOV-2 70	W'DEED		A*	3.00	* 46.40

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration or value of the property interest herein is $ [illegible]

Affiant

State of Tennessee)
County of Davidson)

Subscribed and sworn to before me this 29 day of October, 1970.

Notary Public

My commission expires: APR 23 1973

Notary Public, in and for the aforesaid State and County.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE