# WARRANTY DEED

BOOK 4496 PAGE 609

| ADDRESS NEW OWNER (S) AS FOLLOWS | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| Mr. & Mrs. David M. Knight | Fidelity Federal Savings & Loan | Map 97-4 |
| (NAME) | (NAME) Assn. | |
| 5995 Port Anadarko Trail | 401 Union Street | Par 59 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Hermitage, Tennessee 37076 | Nashville, Tennessee 37219 | mr |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, James K. Wall and wife, Sara Wall,

*have this day bargained and sold, and do hereby transfer and convey unto the said* David M. Knight and wife, Kay C. Knight, their (successors) heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 109 on the Plan of Lake Park, Section 2, as of record in Book 4300, page 66, Register's Office for said County, and described as follows:

Beginning at a point on the westerly margin of Port Anadarko Trail, said point being the common point for Lot No. 109 and Lot No. 110; thence following the common boundary for Lot No. 109 and Lot No. 110 west 175.00 feet to a concrete monument, said monument marking the common corner for Lot No. 109 and Lot No. 110; thence north 17° 40' east 153.53 feet to a point, said point being the common corner for Lot No. 108 and Lot No. 109; thence following the common boundary between Lot No. 108 and Lot No. 109 east 175.00 feet to a point, said point being the common point for Lot No. 108 and Lot No. 109; thence following the corner of Port Anadarko Trail southerly 121.00 feet to the point of beginning.

Being the same property conveyed to James K. Wall and wife, Sara Wall, by deed from T & R Inc., a Tennessee corporation, of record in Book 4471, page 717, Register's Office for Davidson County, Tennessee, and by Deed of Correction from T & R Inc., of record in Book 4483, page 341, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,952.50

Subscribed and sworn to before me, this the 26th day of April 19 71

My commission expires: My Commission Expires JULY 29, 1974 (Affix Seal)

Affiant David M. Knight

Notary Public

This is improved ( ) unimproved (X) property, known as 5995 Port Anadarko Trail, Hermitage, Tennessee 37076 (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* David M. Knight and wife, Kay C. Knight, 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, our heirs and representatives, to warrant and forever defend the title to said real estate to said David M. Knight and wife, Kay C. Knight, their ~~(successors)~~ heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 22nd day of April, 19 71 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James K. Wall

Sara Wall

This Instrument Was Prepared By

Edwin W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Harold W. Fitzpatrick, *a Notary Public in and for said County and State,* James K. Wall and wife, Sara Wall,

*the within named 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* 26th *day of* April, *19* 71

Harold W. Fitzpatrick *Notary Public*

*Commission expires* 5-1-74

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* .....

APR27'71 CONV 36,952.50
APR27'71 S TAX A* 96.20
APR27'71 PR FEE A* .50
APR27'71 W DEED A* 3.00 * 99.70

019,356-8

WARRANTY DEED

FROM

JAMES K. WALL, ET UX

TO

DAVID M. KNIGHT, ET UX

B 1241 9

IDENTIF. REFERENCE

Apr 27 9 35 AM '71

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON