(This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tenn.)

WARRANTY DEED

BOOK 4498 PAGE 729

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Frank N. Webb et ux	(same)	10D 28250
(NAME) Louisville Hwy	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tenn. 37072.	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, ERNEST G. BROWN, FRAN P. TINNIN, AND SAM D. TINNIN, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto ~~XXXXX~~ FRANK N. WEBB AND WIFE, RITA D. WEBB, herein called the grantees, their ~~XXXXXX~~ (successors), *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 10th, formerly 22nd, Civil District of Davidson County, Tennessee, described according to a survey made by Southern Land Surveying Co., as follows:

Beginning at a point in the center of Brick Church Pike, said point being the southeast corner of the Nelson Smith property; thence, along Smith's east line North 20° 55' 00" East 711.00 feet to an iron pin, said pin being a common corner between Nelson Smith and W. C. Cato; thence, along W. C. Cato's south line South 63° 42' 00" East 59.00 feet to an iron pin; thence, along Cato's east line, North 22° 22' 00" East 431.20 feet to an iron pin located in Z. T. Parrish Sr.'s south property line; thence, along said south line South 84° 54' 00' East 109.70 feet to an iron pin, said pin being the northeast corner of said described tract; thence, leaving Parrish's south line running with the east line of said described tract as follows: South 5° 45' 51" West 568.32 feet, North 85° 06' 27" West 295.32 feet, South 18° 59' 48" West 377.63 feet; South 26° 00' 00" West 185.00 feet to a point in the center of Brick Church Pike; thence, along the center of said Pike running in a northwesterly direction, North 44° 54' 00" West 50.00 feet to the point of beginning, containing 3.32 acres, more or less.

Being part of the same property conveyed to Ernest G. Brown, Fran P. Tinnin, and Sam D. Tinnin, by deed from W. C. Cato and wife, Nettie Mai Cato, of record in Book 4399, page 468, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 60.00

Subscribed and sworn to before me, this the 30 day of April 19 71

Affiant

My commission expires: 7-31-73 (Affix Seal)

Notary Public

This is { unimproved / improved } property, known as ..... (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 grantees, their ~~XXXXXXXX~~ *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* grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 30th *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.*

Ernest G. Brown (Ernest G. Brown)

Fran P. Tinnin (Fran P. Tinnin)

Sam D. Tinnin (Sam D. Tinnin)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Ernest G. Brown, Fran P. Tinnin, and Sam D. Tinnin,

*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 Goodlettsville, Tenn., *Tennessee, this* 30th *day of* April, *19*71.

Commission expires 1-23-74

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 .....

MAY-4-71	CONV	*6,000.00				
MAY-4-71	S'TAX		A*	15.60		
MAY-4-71	PR'FEE		A*	.50		
MAY-4-71	W'DEED		A*	3.00	*	19.10

Mail Bowden & Bell

WARRANTY DEED

FROM

ERNEST G. BROWN ET AL.

TO

FRANK N. WEBB ET UX

B 13391

IDENTIF. REFERENCE

MAY 4 10 26 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS