BOOK 4500 PAGE 266

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF May 19 71.

My Commission Expires July 29, 1972

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey, Chernau & Castleman, 218 3rd Avenue, N., Nashville, Tennessee

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Rodney E. Fortner (NAME)	Fidelity Federal Savings & Loan Association (NAME)	Map 42-13
204 Port Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 71
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Pd

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, MAX F. DENSLOW AND WIFE, ANNE BOYCE DENSLOW

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RODNEY E. FORTNER AND WIFE, MELANIE FORTNER

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:

Land in Davidson County, Tennessee, being Lot No. 101 on the Plan of Sherry Heights, Section III as of record in Book 2331, Page 126 and 127, R.O.D.C, Tennessee.

Said Lot No. 101 fronts 115 feet on the Westerly side ofPort Drive and extends back 422 feet on the southerly line and 378 feet on the northerly line to a dead line in the rear, measuring 124 feet thereon.

Being the same property conveyed to Max F. Denslow and wife, Anne Boyce Denslow, by deed from Gail Higginbotham Gilmore, of record in Book 4220, Page 719, Register's Office Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 204 Port Drive, Madison, Tennessee 37115
(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 7th day of May, 1971

Max F. Denslow

Anne Boyce Denslow

STATE OF TENNESSEE
Davidson County

BOOK 4500 PAGE 267

Personally appeared before me, Robert W. Thurman, Jr., a Notary Public in and for said County and State, the within named MAX F. DENSLOW AND WIFE, ANNE BOYCE DENSLOW

the 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 7th day of May, 1971

Commission expires [illegible] 1974

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

060-933-9

WARRANTY DEED

FROM

MAX F. DENSLOW AND WIFE,

ANNE BOYCE DENSLOW

TO

RODNEY E. FORTNER AND

WIFE, MELANIE FORTNER

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

B 14087

IDENTIF. REFERENCE

MAY 10 9 45 AM '71

REGISTER
DAVIDSON COUNTY, TENN.

MAY 10 71	CONV		21,800.00		
MAY 10 71	S'TAX			A* 56.68	
MAY 10 71	PR'FEE			A* .50	
MAY 10 71	W'DEED			A* 3.00	* 60.18

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.