WARRANTY DEED

BOOK 4504 PAGE 240

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kenneth Edward Adams (NAME)	Guaranty Mortgage Company (NAME)	MAP 161-2
486 Westcrest Drive (STREET ADDRESS OR ROUTE NUMBER)	Capitol Hill Bldg., (STREET ADDRESS)	PAR 59
Nashville, Ten. 37211 (CITY) (P. O. ZONE) (STATE)	311 - 7th Avenue, North Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	B

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, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4177, page 49, Register's Office for Davidson County, Tennessee.

We, Walter D. Treanor and wife, Wilda C. Treanor

have this day bargained and sold, and do hereby transfer and convey unto the said Kenneth Edward Adams and wife, Roberta Anne Adams their ~~successors~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 7, McMurray Hills, of record in Book 3700, page 5, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 75 feet along the northeasterly margin of Westcrest Drive; thence back between lines measuring 232.1 feet, more or less, on the northwesterly boundary and 235.8 feet, more or less, on the southeasterly boundary line to a line following the contour of the center of a drain, said line measuring 76 feet, more or less.

Being the same property conveyed to Walter D. Treanor and wife, Wilda C. Treanor by deed from A. V. Oakes and Jim B. Smith, a partnership, doing business as Oakes and Smith Realtors, of record in Book 4216, page 322, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer, is $ 19,485.29

Subscribed and sworn to before me, this the 20 day of May, 1971

Affiant Kenneth E. Adams

My commission expires: 5/7/74 (Affix Seal)

Notary Public Nellie T. Keenan

This is improved ~~unimproved~~ 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 Kenneth Edward Adams and wife, Roberta Anne Adams 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,* except as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Kenneth Edward Adams and wife, Roberta Anne Adams, their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 20th *day of* May, 1971 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Walter D. Treanor

Wilda C. Treanor

This Instrument Was Prepared By

Phillip Saindon (gk)

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, *a Notary Public in and for said County and State,* Walter D. Treanor and wife, Wilda C. Treanor, *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* 20th *day of* May, *19* 71.

Nellie T. Weimar *Notary Public*

Commission expires 5/7/74

NOTARY PUBLIC • DAVIDSON CO.

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 _____

OAKES AND SMITH REALTY CO., INC.

WARRANTY DEED

FROM

WALTER D. TREANOR, ET UX

TO

KENNETH EDWARD ADAMS, ET UX

B 15849

IDENTIF. REFERENCE

MAY 24 10 40 AM '71

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY24[illegible]	CONV	19,485.29			
MAY24[illegible]	S'TAX		A*	50.70	
MAY24[illegible]	PR'FEE		A*	.50	
MAY24[illegible]	W'DEED		A*	3.00	* 54.20

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