WARRANTY DEED

BOOK 4510 PAGE 33

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Clarence D Kirkpatrick Jr.		Map 108-2
(NAME) 91 V McCrory Creek Rd	(NAME) Kirkpatrick & Kirkpatrick PC	Par 100
(STREET ADDRESS OR ROUTE NUMBER) Donelson Tenn 37214	(STREET ADDRESS) 416 Church St	
(CITY) (P. O. ZONE) (STATE)	(CITY) Nashville (ZONE) Tenn (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, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3908, page 674, Register's Office for Davidson County, Tennessee.

We, Lynn R. Westerman and wife, Betty Willodean Westerman,

have this day bargained and sold, and do hereby transfer and convey unto the said Clarence Durwood Kirkpatrick, Jr. and wife, Bobbie H. Kirkpatrick, their ~~XXXXXX~~ *(successors),* heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Shadybrook, Section 3, of record in Book 3106, page 151, Register's Office for Davidson County, Tennessee.

Said Lot No. 59 fronts 75 feet on the westerly side of McCrory Creek Road and extends back between parallel lines 295.6 feet more or less on the northerly line and 355.5 feet, more or less, on the southerly line to the center line of a creek measuring 97 feet, more or less, along said center line, the northerly line passing a surveyed base line at 243.6 feet and the southerly line passing a surveyed base line at 305.5 feet and measuring 97.2 feet along said base line.

Being the same property conveyed to Lynn R. Westerman and wife, Betty Willodean Westerman, by deed from Graham B. Boyce, Trustee, of record in Book 3908, page 672, 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 $ 21,500.00

Subscribed and sworn to before me, this the 7 day of June 19 71

My commission expires: 1/23/73 (Affix Seal)

Affiant C.D Kirkpatrick Jr.

Notary Public

RECORDED JUN 8 1971 at 11:00 A.M. BOOKER T. HOOPER REGISTER DAVIDSON COUNTY, TENN.

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 Clarence Durwood Kirkpatrick, Jr. and wife, Bobbie H. Kirkpatrick, their ~~XXXXXX~~ *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* Clarence Durwood Kirkpatrick, Jr. and wife, Bobbie H. Kirkpatrick, their ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 9 *day of* June, *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.*

Lynn R. Westerman

Betty Willodean Westerman

This Instrument Was Prepared By

Delvin W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

RETURN TO: BOX 83

BOOK 4510 PAGE 34

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Carrie Bolin, *a Notary Public in and for said County and State,* Lynn R. Westerman and wife, Betty Willodean Westerman,

the within named 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* 9 *day of* June, *19*71

Notary Public

Commission expires 5/23/73

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 .....

JUN 11 71 CONV 21,500.00
JUN 11 71 STAX A* 55.90
JUN 11 71 PMTFEE A* .50
JUN 11 71 VDEED A* 3.00 * 59.40

WARRANTY DEED

FROM

LYNN R. WESTERMAN, ET UX

TO

CLARENCE DURWOOD KIRKPATRICK, JR., ET UX

B 18482

IDENTIF. REFERENCE

JUN 11 9 37 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

Fee

PEDIGO & SAINDON