This Instrument Prepared
By: James A. Boyers, Jr.

WARRANTY DEED

BOOK 1511 PAGE 944

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mrs. Bette Anderson (NAME)	Same (NAME)	146-14 17
940 Forrest Acres Ct. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	OH 15735
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------$10.00----------

Ten and no/100---------- Dollars,

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, and the assumption of a note dated October 17, 1957, signed James A. Boyers, Jr. and wife, Katherine H. Boyers, payable to Kimbrough-Phillips Company and bearing interest at the rate of 4½% per annum, with a principle outstanding balance as of June 1, 1971 of $9,083.53, said note being secured by Deed of Trust of record in Book 3674, page 135, Register's Office of Davidson County, Tenn.

James A. Boyers, Jr. and wife, Katherine H. Boyers

have this day bargained and sold, and do hereby transfer and convey unto the said Bette Anderson

her (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Lot No. 16 on the Plan of Forest Acres, Section 4, as of record in Book 2331, page 156, Register's Office for said County.

Said Lot No. 16 fronts 122 feet on the northeasterly side of Forest Acres Court and extends back between lines measuring 558.41 feet on the northerly line, 482.96 feet on the southerly line, to a line in the rear, a broken line, measuring 266.14 feet thereon.

Being the same property conveyed to James A. Boyers, Jr. and wife, Katherine H. Boyers by deed from Allan Deal and Howard L. Gibson, of record in Book 2701, page 45, Register's Office for Davidson County, Tennessee.

FILED
NOT
PUB
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,250.00

Subscribed and sworn to before me, this the 17 day of June 19 71

Affiant

My commission expires: My Commission Expires APRIL 25, 1972 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 940 (House Number) Forrest Acres Ct. (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Bette Anderson

her (successors), heirs and assigns forever. they covenant that they 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 for the above mentioned loan.

They further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said real estate to said Bette Anderson

her (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand & this 17 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.

X James A. Boyers Jr.

X Katherine H. Boyers

RECEIVED AND

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, E.H. KEPLER *a Notary Public in and for said County and State,* James A. Bogen Jr. & Kathleen H. Bogen

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville *Tennessee, this* 17 *day of* June *, 19*71.

Commission expires My Commission Expires APRIL 25, 1972 *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.....

JUN 17 CONV 31,250.00
JUN 17 S TAX A* 81.12
JUN 17 PR FEE A* .50
JUN 17 MDEED A* 3.00 * 84.62

B 19250

IDENTIF. REFERENCE

JUN 17 9 48 AM '71

FELIX L. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

Compliments of

Guaranty Title

Office of

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