WARRANTY DEED

BOOK 1515 PAGE 667

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
T. Edward Potts, ET.Al.	Fidelity Federal S & L Assn.	Map. 117-4
100 Parks Office Bldg (NAME)	(NAME)	
~~1509 Sweetbriar Avenue~~ (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union Streets (STREET ADDRESS)	Par. 114
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	NO. PW

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00)----------

---------- *Dollars,*

cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the Grantees of the unpaid principal balance of a note payable to Fidelity Federal Savings and Loan Association and secured by a duly recorded Deed of Trust.

LEONARD DRAKE and wife, NORMA S. DRAKE

have this day bargained and sold, and do hereby transfer and convey unto the said T. EDWARD POTTS and W. S. KELLEY

their *(successors), heirs and assigns,*

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

BEING a part of Lot No. 106 on the Plan of Belmont Land Company's Plan called "Belmont Height", as of record in Book 421, page 34, and the southwesterly part of Lot No. 12 on the Plan of a Subdivision of Lots 8 and 9, of the W. L. B. Lawrence Plan, as of record in Book 2, page 124, Chancery Court at Nashville, described as follows:

BEGINNING at a point in the southerly margin of Sweetbrier Avenue at the northwest corner of the property conveyed to D. O Conwell, by deed from Pauline Fisher, of record in Book 754, page 697; thence with the southerly margin of Sweetbrier Avenue easterly 58 feet to the northeast corner of the property conveyed to Mary E. Fisher by deed from John H. Cannaday and wife of record in Book 539, page 319; thence along the easterly line of said Fisher property and along the westerly line of the property conveyed to John H. Cannaday by deed from Allen B. Fisher and wife, of record in Book 539, page 318, southerly 313 feet, more or less, to a point in the northerly margin of an alley; thence westerly with the northerly margin of said alley, 68 1/2 feet, more or less, to the southwest corner of the Conwell property shown and referred to above; thence with Conwell's easterly line, northerly 301 feet, more or less, to the point of beginning.

BEING the same property conveyed to Leonard B. Drake and wife, Norma S. Drake, of ~~record in Book 4160, page 450 from The Four Corporation~~, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7.00

Subscribed and sworn to before me, this the 15 day of June, 19 71

W S Kelley
Affiant

My commission expires: 4-2-73
(Affix Seal)

Notary Public

This is { unimproved / improved (X) } property, known as 1509 Sweetbrier Avenue, Nashville, Tennessee.
(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 T. EDWARD POTTS and W. S. KELLEY

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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* T. EDWARD POTTS and W. S. Kelley,

their

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

Witness our *hand* S *this* 15-t *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.*

Leonard Drake
LEONARD DRAKE

Norma S. Drake
NORMA S. DRAKE

This Deed Prepared by: Gail P. Pigg, Attorney
916 J. C. Bradford Building
Nashville, Tennessee 37219

[illegible] RECORDER'S MEMO
[illegible] Legibility of Writing, Typing or Printing Unsatisfactory When Received.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* LEONARD DRAKE and wife, NORMA S. DRAKE

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, Davidson County, Tennessee *this* 15th *day of* June, *19* 71.

Bill D. Saunders
Notary Public

Commission expires June 4, 1973

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 29 CONV 35,767.96
JUN 29 S'TAX A* 93.08
JUN 29 PR'FEE A* .50
JUN 29 W'DEED A* 3.00 * 96.58

WARRANTY DEED

FROM
LEONARD DRAKE, ETUX
TO
T. EDWARD POTTS
and
W. S. Kelley

B 20953

IDENTIF. REFERENCE

JUN 29 2 22 PM '71

FELIX Z. ANDERSON 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

File: Gail P. Pigg, Attorney
916 J. C. Bradford Building
Nashville, Tennessee 37219