This instrument was prepared by
Thomas P. Kanaday, Jr.
18th Floor, 3rd Nat'l Bank Bldg.
Nashville, Tenn.

WARRANTY DEED

BK 1519 PG 794

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James E. Martin and wife, Suzanne P. Martin	Same	Map 146-16
(NAME)	(NAME)	Pc 69
512 Landon Drive	Same	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, 37220, Tenn.		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of Eighteen Thousand One Hundred ($18,100.00) and no/100 ..... *DOLLARS*,

cash in hand paid by James E. Martin and wife, Suzanne P. Martin, the receipt of which is hereby acknowledged,

Satterfield and wife, Mary N. Satterfield
we, Drake C. / ..... *have bargained and sold, and by these presents do transfer and convey unto the said* James E. Martin and wife, Suzanne P. Martin, 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. 57 on the Plan of Brentwood Hall, Section III, of record in Book 2133, Page 14, Register's Office for Davidson County, Tennessee.

Said Lot No. 57 fronts 94 feet on the northerly side of Landon Drive and runs back between lines 179.0 feet on the westerly line and 178.2 feet on the easterly line to a dead line in the rear on which it measures 94 feet.

Being the same property conveyed to Drake C. Satterfield and wife, Mary N. Satterfield, by deed from W. P. Russell and wife, Virginia C. Russell, of record in Book 3166, Page 101, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants contained in instrument of record in Book 1788, Page 143; Book 2084, Page 409, said Register's Office; and easements and setback lines as shown on the Plan of record in Book 2133, Page 14, said Register's Office.

unimproved ( )
This is improved (X) property, known as 512 Landon Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James E. Martin and wife, Suzanne P. Martin, their ..... *heirs and assigns, forever.*

And we *do covenant with the said* James E. Martin and wife, Suzanne P. Martin *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,* except by property taxes for 1971, which have been prorated and assumed by the purchasers.

And we, Drake C. Satterfield and wife, Mary N. Satterfield *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* James E. Martin and wife, Suzanne P. Martin, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands *this* 12th *day of* July, *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.*

Drake Satterfield
Mary N. Satterfield

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, J. D. Williams, a Notary Public in and for said County and State, Drake C. Satterfield and wife, Mary N. Satterfield

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 12th day of July, 19 71.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 2/1/72

J. D. Williams 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.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,100.00. Subscribed and sworn to before me, this the 12th day of July 1971.

My commission expires: 2/1/72 (Affix Seal)

James E. Martin
Affiant

J. D. Williams
Notary Public

JUL 14 71	CONV	18,100.00			
JUL 14 71	S'TAX		A*	47.06	
JUL 14 71	PR'FEE		A*	.50	
JUL 14 71	W'DEED		A*	4.00	* 51.56

Return to:
THIRD NATIONAL BANK

WARRANTY DEED

FROM
Drake C. Satterfield and wife,
Mary N. Satterfield
TO
James E. Martin and wife,
Suzanne P. Martin

B 22755

IDENTIF. REFERENCE

JUL 14 9 20 AM '71

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE