BOOK 4526 PAGE 281

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal Saving: (NAME)	Map 104-10
(STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union (STREET ADDRESS)	Par. 160
(CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in consideration of the sum of Ten & 00/100 ($10.00) DOLLARS

cash in hand paid by Allen B. Kaiser and wife, Joan H. Kaiser

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

Verne C. Lanier, Jr. and wife, Dean M. Lanier

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 199 on the Map of R.W. Gizzard's Subdivision of part of the Bosley Tract, not of record, and described according to a survey made by Erle Drake, County Surveyor, dated October 10, 1930 as follows:
BEGINNING at a point in the southerly margin of Overlook Drive at the common corner of Lots 198 and 199; thence with the line between said lots southeasterly 180 feet to a point in the north line of Lot 202; thence with the line of Lots 202 and 199 easterly 70 feet to a corner of Lots 199 and 200; thence with the line between said lots in a northwesterly direction 180 feet to a point in the southerly margin of Overlook Drive; thence with said Drive in a southwesterly direction 70 feet to the beginning.
Being the same property conveyed to Verne C. Lanier, Jr. and wife, Dean M. Lanier, by deed from Thomas Hartwell Coke and wife, as of record in Book 4144, page 359, said Register's Office.

This conveyance is made subject to recorded restrictions, easements, and setback lines applicable to said property, and to taxes for 1971.

This is improved (X) unimproved ( ) property, known as 3205 Overlook Drive Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 27th day of July, 1971.

Verne C. Lanier, Jr. — Dean M. Lanier

STATE OF ~~TENNESSEE~~ MARYLAND
~~DAVIDSON COUNTY~~ MONTGOMERY COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Verne C. Lanier, Jr. and wife, Dean M. Lanier the 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 Bethesda, Maryland ~~Tennessee~~, this 27th day of July, 1971.

Commission expires 7-1-74 Notary Public Ruth L. Smith

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
VERNE C. LANIER, JR. and wife
DEAN M. LANIER

TO
ALLEN B. KAISER, and wife,
JOAN H. KAISER

REGISTER STAMP BELOW

B 25635

IDENTIF. REFERENCE

AUG 4 3 07 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

This instrument prepared by: STEPHENSON, LACKEY, HOLMAN & ARCHER, First Federal Building, Nashville, Tennessee 37219

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

PLEASE MAIL TO - ### Dr. Allen B. Kaiser, 3205 Overlook Drive Nashville, Tenn., 37212

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein transferred is $ 20,000.00

State of Tennessee)
County of Davidson)

Affiant

Sworn to and subscribed before me this 3rd day of August, 1971

My commission expires: APR 23 1973

Notary Public, in and for the aforesaid State and County.