WARRANTY DEED

BOOK 4532 PAGE 412

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Hettie Ann Wall (NAME)	Fidelity Federal Savings & Loan (NAME)	11 0 41-1
1251 Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth Avenue (STREET ADDRESS)	Par. 3
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, including the assumption by the Grantee of the balance of an indebtedness secured by a Deed of Trust of record in Book 3089, page 607 Register's Office for Davidson County and the balance of an Installment Deed of record in Book 3096, page 371 Register's Office for Davidson County, Tennessee.

We, LEO C. CUNNIFF and wife, CORNELIA E. CUNNIFF

have this day bargained and sold, and do hereby transfer and convey unto the said HETTIE ANN WALL

her *(successors), heirs and assigns,*

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

Being in the 10th Civil District of said County and State, being part of Lot No. 3 on the Plan of the Division of the K.J. Morris Lands, of record in Book 57, page 49, Register's Office for said County, more particularly described according to a survey by Richard B. Omohundro, Surveyor, dated February 20, 1960 as follows:

BEGINNING at a point in the north margin of Bell Grimes Lane, North 86° 14' West 265.39 feet from the northwest corner of the intersection of said Bell Grimes Lane and U.S. Highway No. 41; thence North 15° 25' East 157.5 feet to a point; thence North 86° 14' West 65.0 feet to a point; thence South 15° 25' West 157.5 feet to a point in the north margin of Bell Grimes Lane; thence along said margin, South 86° 14' East 65.0 feet to the beginning.

Being the same property conveyed to Leo C. Cunniff and wife, Cornelia E. Cunniff by deed from Joseph R. Plank and wife, Lyda R. Plank of record in Book 4239, page 225, 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 $13,000.00

Subscribed and sworn to before me, this the 27th day of August 1971

Affiant

My commission expires: 12-23-74 (Affix Seal)

Notary Public

unimproved ( )
This is 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 Hettie Ann Wall her *(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,* except for the aforementioned

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Hettie Ann Wall her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 27th *day of* August, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Leo C. Cunniff

Cornelia E. Cunniff

Leo C. Cunniff

Cornelia E. Cunniff

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, NORRIS JENKINS, *a Notary Public in and for said County and State,* Leo C. Cunniff and wife, Cornelia E. Cunniff

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* 17 *day of* August, *19* 71

Commission expires 11-23-71 *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 .....

WARRANTY DEED

FROM

Leo C. Cunniff, et ux

TO

Hettie Ann Wall

THIS INSTRUMENT WAS PREPARED BY:
M. Norris Jenkins
Attorney at Law
1703 Parkway Towers
Nashville, TN 37219

328459

IDENTIF. REFERENCE

AUG 27 11 28 AM '71

FEE[illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG 27 71 CONV 13,000.00
AUG 27 71 S'TAX A* 33.80
AUG 27 71 PR'FEE A* .50
AUG 27 71 M'DEED A* 4.00 * 38.30

Compliments of

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