WARRANTY DEED

BOOK 4541 PAGE 984

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Audrey C. Sanders (NAME)	(NAME)	Map 149-B
Antioch Tenn RR2 (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par. 26
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Forest Charlton and wife, Verna C. Charlton,

have this day bargained and sold, and do hereby transfer and convey unto the said Audrey C. Sanders,

her ~~XXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 14 on the Plat of Dorhill Acres, Section II, as of record in Book 2331, page 144, Register's Office for said County.

Said Lot No. 14 fronts 117.6 feet on Bell Lane and extends back 380.3 feet on the southerly side and 302.3 feet on the northerly side to a line in the rear measuring 175.0 feet.

Being part of the property conveyed to Forest Charlton and wife, Verna C. Charlton, by deed from J. E. Moss and wife, Dorothy H. Moss, of record in Book 2803, page 568, 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 $ 5000.00

Subscribed and sworn to before me, this the 15 day of Sept 1971

Affiant Forest Charlton

My commission expires: May 22 1974 (Affix Seal)

Notary Public Houston Rice

This is unimproved ( ) 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

Audrey C. Sanders, her ~~XXXXXX~~

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*

Audrey C. Sanders, her ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 15 *day of* September, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Forest Charlton

x Verna C. Charlton

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Houston Rice, *a Notary Public in and for said County and State,* Forest Charlton and wife, Verna C. Charlton,

*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 15 *day of* September, *19* 71.

Houston Rice
Notary Public

Commission expires May 22 1974

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 .....

OCT-4-71 CONV *5,000.00
OCT-4-71 S'TAX A* 13.00
OCT-4-71 PR'FEE A* .50
OCT-4-71 W'DEED A* 4.00 * 17.50

B 32908

IDENTIF. REFERENCE

OCT 4 11 22 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
FOREST CHARLTON, ET UX

TO
AUDREY C. SANDERS

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

PEDIGO & SAINDON