This instrument prepared by:
Thomas E. Stewart, Attorney
4705 Gallatin Road
Nashville, Tennessee, 37216

WARRANTY DEED

BOOK 4548 PAGE 418

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert L. Sere, ET UX	Fidelity Federal Savings and Loan Association	MAP 61-2
(NAME) 4404 Graycroft Avenue	(NAME) 401 Union	PAR 75
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- Dollars, cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged

Clarence D. Witt and wife, Eva J. Witt

have this day bargained and sold, and do hereby transfer and convey unto the said Robert L. Sere and wife, Nancy Faye Sere (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 159 on the Map of Gra-Mar Acres, Section Six, of record in Book 2331, page 43, Register's Office for said County.

Said Lot No. 159 fronts 180 feet on the east side of Graycroft Avenue and runs back between lines, 239.5 feet on the north line and 150 feet on the south line to a dead line in the rear on which it measures 196.9 feet.

Being the same property conveyed to the undersigned per Book 4529, page 332, R.O.D.C.T.

The above described property is conveyed subject to restrictive covenants of record in Book 2440, page 225, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me, this the 26th day of October, 19 71

Affiant: x Robert L Sere

My commission expires: 2/3/74 (Affix Seal)

Notary Public: Thomas E. Stewart

This is (unimproved / improved) property, known as 4404 Graycroft Avenue (House Number) (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Robert L. Sere and wife, Nancy Faye Sere (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 grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 26th day of October, 1971, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Eva J. Witt

Clarence D. Witt

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Clarence D. Witt and wife, Eva J. Witt

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville *Tennessee, this* 26th *day of* October, *19*71.

Commission expires 2/3/74 *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.....

Loan #01-0197148-3

WARRANTY DEED

FROM Clarence D. Witt and wife Eva J. Witt

TO Robert L. Sere and wife Nancy Fay Hudson Sere

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

B 35720

IDENTIF. REFERENCE

OCT 27 3 09 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT 27	CONV	20,000.00			
OCT 27	ST TAX		A*	52.00	
OCT 27	PR FEE		A*	.50	
OCT 27	W DEED		A*	4.00	* 56.50

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS