BOOK 4554 PAGE 996

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leonard M. Dowlen (NAME)	Fidelity Federal (NAME)	Map 162-C
258 Delvin Drive, (STREET ADDRESS OR ROUTE NUMBER)	401 Union St., (STREET ADDRESS)	Pc. 77
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	Pal

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, including the assumption to pay the indebtedness as evidenced by an instrument of record in Book 4381 page 694, Register's Office for Davidson County, Tennessee.

We, David E. Toothman and wife, Marlane D. Toothman

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

Leonard M. Dowlen and wife, Judy E. Dowlen,

their ~~XXXXX~~ *(Successors),* *heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Fair Oaks Subdivision, Section 1, as of record in Book 4175, pages 42 and 43, Register's Office for said County, to which plan reference is here made for description.

Being the same property conveyed to David E. Toothman and wife, Marlane D. Toothman by deed from Randall Phillips Builders, Inc. of record in Book 4381, page 692, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,087.49

Subscribed and sworn to before me, this the 18 day of November 19 71

Affiant Leonard M. Dowlen

My commission expires: 5/7/74 (Affix Seal)

Notary Public Nellie T. Weimar

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

Leonard M. Dowlen and wife, Judy E. Dowlen

their ~~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.*, except as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Leonard M. Dowlen and wife, Judy E. Dowlen, their

~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 18th *day of* November, 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.*

David E. Toothman

Marlane D. Toothman

This Instrument Was Prepared By

Phillips Davidson (gh)

Of The Law Firm Pedigo & Sand

Stahlman Building: Nashville, Tennessee

BOOK 1554 PAGE 997

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, *a Notary Public in and for said County and State,* David E. Toothman and wife, Marlane D. Toothman

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* 18th *day of* November, *19*71.

Nellie T. Weimar *Notary Public*

Commission expires 5/7/74

NELLIE T. WEIMAR NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

OAKES AND SMITH
REALTY CO., INC.

WARRANTY DEED

FROM

DAVID E. TOOTHMAN, ET UX

TO

LEONARD M. DOWLEN, ET UX

NOV22F	CONV	26,087.49				
NOV22F	S'TAX		A*	67.86		
NOV22F	PR'FEE		A*	.50		
NOV22F	W'DEED		A*	4.00	*	72.36

B 3 8 6 4 4

IDENTIF. REFERENCE

Nov 22 8 08 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON