This instrument was prepared by:
Thomas C. Binkley, Attorney
Court Square Building
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 4564 PAGE 348

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Davis H. Gann (NAME)	Security Federal Savings & Loan Association (NAME)	Map 42-6
821 Nesbitt Drive (STREET ADDRESS OR ROUTE NUMBER)	500 Union Street (STREET ADDRESS)	Par. 7
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37201 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Ten and no/100 ($10.00) ---------- Dollars,

cash in hand paid by Davis H. Gann and wife, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Charles B. Buchanan and wife, Bessie M. Buchanan

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

Davis H. Gann and wife, Barbara A. Gann, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lot No. 63 on the plan of Section II, Bonnie Brae, Revised, as of record in book 2330, page 123, Register's Office for said County, described as follows:
Beginning at a point in the south margin of Nesbitt Drive, at the corner of lots 63 and 64; thence westerly along said Drive, 166.63 feet to a monument at the beginning of a curve; thence around said curve, southwesterly 39.27 feet to a monument in the east margin of Falcon Drive; thence with the margin of said Drive, southerly 180 feet to a monument at the southwest corner of lot 63; thence along the rear line of said lot in an easterly direction 235.17 feet to a monument; thence north 03° 35' east 4.97 feet to the southwest corner of lot No. 64; thence along the line between said lots, northerly 250.03 feet to the beginning.
Being part of the property conveyed to Charles B. Buchanan and wife, Bessie M. Buchanan, by deed from J. Claud Smith and wife, of record in Book 3182, Page 105, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,000.00

Subscribed and sworn to before me, this the 22nd day of December 19 71

Affiant

My commission expires: April 29, 1975 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 821 Nesbitt Drive, Nashville, Tennessee
(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

Davis H. Gann and wife, Barbara A. Gann, their

(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

Davis H. Gann and wife, Barbara A. Gann, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 22nd day of December, 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.

Charles B Buchanan

Bessie M. Buchanan

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, HUGH J. BRADLEY, a Notary Public in and for said County and State, Charles B. Buchanan and wife, Bessie M. Buchanan

the within named 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 Nashville, Tennessee, this 22nd day of December, 1971.

Hugh J. Bradley
Notary Public

Commission expires April 29, 1975.

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.....

DEC28 CONV 23,000.00
DEC28 S'TAX A* 59.80
DEC28 PR'FEE A* .50
DEC28 W'DEED A* 4.00 * 64.30

WARRANTY DEED

FROM

CHARLES B. BUCHANAN, ET UX

TO

DAVIS H. GANN, ET UX

B 42738

T

IDENTIF. REFERENCE

DEC 28 3 00 PM '71

FELIX A. 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 256-2650
NASHVILLE, TENNESSEE