BOOK 4575 PAGE 134

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Alton D. Ferrell, etux	Fidelity Federal Savings & Loan Assn.	30-45-110
(NAME)	(NAME)	
2741 Windemere Drive	401 Union Street	Map 24-7
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 41
Nashville, Tennessee 37214	Nashville, Tennessee 37219	SH
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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, Howard J. Kutsch and wife, Jane B. Kutsch,

have this day bargained and sold, and do hereby transfer and convey unto the said Alton Don Ferrell and wife, Martha Jean Ferrell, their ~~XXXXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the east 10 feet of Lot 102 and all of Lot 103 on the Plan of Sunny Acres, Section 3, as of record in Book 2663, page 92, Register's Office for said County.

Said Lot No. 103 and part of Lot 102 front together 130 feet on the southerly side of Windemere Drive and extend back 338.5 feet on the easterly line and 318 feet, more or less, on the westerly line to a dead line, measuring 131.12 feet thereon.

Being the same property conveyed to Howard J. Kutsch and wife, Jane B. Kutsch, by deed from Robert M. Coleman and wife, Beulah T. Coleman, of record in Book 4031, page 950, Register's Office for Davidson County, Tennessee.

It is hereby agreed and understood than Alton D. Ferrell and Alton Don Ferrell is one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $40,000.00

Subscribed and sworn to before me, this the 7 day of February 1974

Affiant Alton D. Ferrell

My commission expires: July 31 1974 (Affix Seal)

Notary Public Clayton B. Bruce

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 Alton Don Ferrell and wife, Martha Jean Ferrell, their ~~XXXXX~~ 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 Alton Don Ferrell and wife, Martha Jean Ferrell, their ~~XXXXX~~ (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 26 day of January, 19 72 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Howard J. Kutsch

Jane B. Kutsch

This Instrument Was Prepared By

Dewey W. Pedigo

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

BOOK 4575 PAGE 135

STATE OF ~~TENNESSEE~~ DELAWARE }
COUNTY OF DAVIDSON } NEW CASTLE

Personally appeared before me, VICTOR W RASH, a Notary Public in and for said County and State, Howard J. Kutsch and wife, Jane B. Kutsch,

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~~ WILMINGTON, DELAWARE ~~Tennessee~~.
this 26 day of January, 19 72.

Victor W. Rash
Notary Public

Commission expires My commission expires June 6, 1972

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.....

FEB-8 72	CONV	40,000.00			
FEB-8 72	S'TAX		A*	104.00	
FEB-8 72	PR'FEE		A*	.50	
FEB-8 72	W'DEED		A*	4.00	* 108.50

019945-2

WARRANTY DEED

FROM

HOWARD J. KUTSCH, ET UX

TO

ALTON DON FERRELL, ET UX

B 47830

IDENTIF. REFERENCE

FEB 8 2 39 PM '72

FELIX Z. NELSON 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