This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3829 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED

TTC-224669

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
103-9-33 PW	Mr/Mrs James A. Poston	First Federal S&L Association 410 Union Street Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
8DA-57530	167 Lelawood Circle	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

MAR 10 72	CONV	41,000.00			
MAR 10 72	S'TAX		A*	106.60	
MAR 10 72	PR'FEE		A*	.50	
MAR 10 72	W'DEED		A*	4.00	* 111.10

PAUL C. FULTON and wife, JOHNNIE L. FULTON,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES ARNOLD POSTON and wife, BETTY S. POSTON,
hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 17, on the Plan of Hillwood Park, as of record in Book 3300, page 28.

Said Lot No. 17 fronts 127.0 feet on the northerly side of Lelawood Circle, and extends back 318.48 feet on the westerly line and 324.46 feet on the easterly line, to a line in the rear on which it measures 123.6 feet.

Being the same property conveyed to Paul C. Fulton and wife, Johnnie L. Fulton, by deed from Ray Morris Webb and wife, Virginia Webb, of record in Book 4292, page 966.

This conveyance is made subject to restrictions of record in Book 3312, page 104.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., except for 1972 Taxes, which have been prorated and assumed by the Buyer.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 9th day of March, 1972

/s/ Johnnie L. Fulton
Johnnie L. Fulton

/s/ Paul C. Fulton
Paul C. Fulton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 1582 PAGE 939

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

Paul C. Fulton and wife, Johnnie L. Fulton

the 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, the 9th day of March, 1972.

My commission expires: APR 23 1973

_____
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,000.00

James Arnold Poston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF March, 1972

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

Notary Public

PLEASE MAIL TO - Mr. James A. Poston, Belle Forest Apts. 201 Old Hickory Blvd., Nashville, Tenn., 37221

B51560

IDENTIF REFERENCE

MAR 10 2 50 PM '72

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

$41,000.00

WARRANTY DEED
REF:VS

FROM PAUL C. FULTON AND WIFE

TO JAMES ARNOLD POSTON AND WIFE

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public