BOOK 4599 PAGE 159

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas J. Transue and Marilyn J. Transue (NAME:)	Thomas J. Transue and Marilyn J. Transue (NAME:)	Map #43-16
1227 Bubbling Well Road (STREET ADDRESS OR ROUTE NUMBER)	1227 Bubbling Well Road (STREET ADDRESS)	Parcel #115
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Madison, Tennessee 37115 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Three Hundred and No/100 Dollars ($300.00) cash in hand paid by Thomas J. Transue and wife Marilyn J. Transue, hereinafter and other good and valuable considerations, including the assumption by Thomas J. Transue and wife Marilyn J. Transue of the unpaid balance of a certain indebtedness secured by a Deed of Trust of record in Book 4474, page 690, Register's Office, Davidson Co., Tenn., and evidenced by an Installment Deed Note dated January 8, 1971, in the original principal amount of Ten Thousand, Seven Hundred Sixty-eight and Eighty/100 ($10,768.80) Dollars, being the same property heretofore conveyed by Installment Deed from Kingsway Greens of America, Inc., to Bobby G. Meeks and secured by a Deed of Trust executed by Bobby G. Meeks to Richard Dance, Trustee, of record in Book 4474, page 690, Register's Office, Davidson Co., Tenn., being also the same property reconveyed to Kingsway Greens of America, Inc., by Warranty Deed from Bobby G. Meeks as of record in Book 4511, page 698, Register's Office, Davidson County, Tennessee, which said unpaid balance the said Thomas J. Transue and wife Marilyn J. Transue agree to assume and promise to pay, Kingsway Greens of America, Inc., has ~~DOLLARS~~

have bargained and sold, and by these presents do transfer and convey unto the said Thomas J. Transue and wife Marilyn J. Transue, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Lot No. 63 in the Kingsway Green Subdivision in a plat of which is of record in Book 3842, page 227, Register's Office, Davidson County, Tennessee, and being a part of the same land conveyed to Kingsway Greens of America, Inc. by deed of record in Book 4212, page 838 and 839 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and covenants of record in Book 4280, page 68, Register's Office of Davidson County, Tennessee and all zoning ordinances or laws of any Governmental authority.

RECORDER'S MEMO: Legibility of Writing, Typing or Printing Unsatisfactory When Received. Document Unsatisfactory When Received.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,068.80

Subscribed and sworn to before me, this the 27th day of April, 1972

My commission expires: Jan. 26, 1976 (Affix Seal)

KINGSWAY GREENS OF AMERICA, INC.
By: [signature] Affiant, President

[signature] Notary Public at Large State of Tenn.

This instrument prepared by Robert W. Jennings, Jr., Attorney at Law 300 First National Bank Building Madison, Tenn.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

unimproved (XX
This is improved ( ) property, known as 1227 Rubbling Well Road, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Thomas J. Transue and wife Marilyn J. Transue their *heirs and assigns, forever.*

And it does *do covenant with the said* Thomas J. Transue and wife Marilyn J. Transue *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered* except as stated herein.

And Kingsway Greens of America, Inc. does *do further covenant and bind* itself, its successors *heirs and representatives, to warrant and forever defend the title to the said land to the said* Thomas J. Transue and wife Marilyn J. Transue, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness IN WITNESS WHEREOF, we, the said KINGSWAY GREENS OF AMERICA, INC., by its duly authorized officer and Thomas J. Transue and Marilyn J. Transue *hand this day of 19 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date* hereunto set our hands at Madison, Tennessee, this the 17th day of April, 1972.

KINGSWAY GREENS OF AMERICA, INC.

By W. H. Holloway
President

Thomas J. Transue

Marilyn J. Transue

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Jean C. Stine, *a Notary Public in and for said County and State, the within named* Thomas J. Transue and Marilyn J. Transue

*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 Madison, *Tennessee, this* 17th *day of* April, *19* 72.

Jean C. Stine, *Notary Public.*
Notary at Large, State of Tennessee

Commission Expires Jan. 26, 1976

STATE OF
COUNTY OF

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*

the 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....., *this*..... *day of*....., *19*.....

....., *Notary Public.*

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Jean C. Stine, *a Notary Public of the State and County aforesaid, personally appeared* W. L. Holloway, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Kingsway Greens of America, Inc., *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* President

Witness my hand and seal, at office in Madison, Tennessee, *this* 17th *day of* April, *19* 72.

Jean C. Stine
Notary Public

NOTARY PUBLIC

Commission Expires January 26, 1976

WARRANTY DEED

FROM

Kingsway Greens of America, Inc.

TO

Thomas J. Transue and

Marilyn J. Transue

B5846 5

IDENTIF. REFERENCE

MAY 8 11 28 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY-8-72 COPY
MAY-8-72 STATE TAX
MAY-8-72 CLERK
MAY-8-72 RECD

11,068.80 **

** 28.86
** .50
* 8.00
* 3136

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Compliments of

Madison Title Company

320 Gallatin Road
MADISON, TENNESSEE 37115

Representing

Chicago Title Insurance Company
CHICAGO, ILLINOIS