BOOK 4606 PAGE 670

THIS INSTRUMENT PREPARED BY:
J. DENNIS SANDERS,
Attorney at Law
Suite 101 - 361 W. Main Street
Hendersonville, Tennessee 37075

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS A. HOLT (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	
3925 Kingsworth Avenue (STREET ADDRESS OR ROUTE NUMBER)	1009 Gallatin Road (STREET ADDRESS)	61-15
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Madison, Tennessee (CITY) (ZONE) (STATE)	281 pt

For and in Consideration of the sum of TEN AND NO/100 ---------- *DOLLARS*

and other good and valuable considerations, paid by THOMAS A. HOLT, hereinafter referred to as the Grantee,,,to SOPHIA HOLT BURNETT,hereinafter referred to as the Grantor, the receipt and sufficiency of all of which is hereby acknowledged, and for further and additional consideration of the Grantee's agreement to assume and pay the remaining unpaid balance on the 1st mortgage on and upon said property, said 1st mortgage, indebtedness, being payable to the Fidelity Federal Savings & Loan Association of Madison, Tennessee, under their account number 908034 and said indebtedness being the same indebtedness described in an instrument of record in the Register's Office for Davidson County, Tennessee, in ~~Mortgage~~ Installment Deed Book 3283 ,Page No: 168 , and that said Grantee agrees to assume and pay said indebtedness and the Grantor, does hereby transfer, convey all of her rights, title, and claim and interest in and to the escrow account maintained by the said Fidelity Federal Savings & Loan Association servicing said account, indebtedness.

I, SOPHIA HOLT BURNETT,
have bargained and sold, and by these presents do transfer and convey unto
the said THOMAS A. HOLT
his *heirs and assigns,* ~~XXXX

B 6 1 7 8 2

IDENTIF. REFERENCE

BOOK 4606 PAGE 671

JUN 2 11 40 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-2 MISC A* 6.00 * 6.00

It is further acknowledged, and the undersigned Grantor, does hereby certify that SOPHIA HOLT and SOPHIA HOLT BURNETT are one and the same person. This conveyance is being made in keeping with a divorce decree in a cause styled THOMAS A. HOLT -vs- SOPHIA HOLT in the Fourth Circuit Court for Davidson County, at Nashville, Tennessee, Docket No: 58556.

This is unimproved ( ) improved (X) property, known as 3925 (House Number) Kingsworth (Street) Avenue, Nashville (P. O. Address:) Tennessee (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 Grantee, his *heirs and assigns, forever.*

And I *do covenant with the said* Grantee *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.,* except as setforth hereinabove.

And I, the undersigned Grantor, *do further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to the said land to the said* THOMAS A. HOLT his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 31st *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.*

x Sophia Holt Burnett
SOPHIA HOLT BURNETT,
Grantor.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4606 PAGE 672

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* SOPHIA HOLT BURNETT

the bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 31 *day of* January, *19* 72.

Nina J. Neeley *Notary Public*

Commission Expires 10/28/74

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, ..., 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.....