WARRANTY DEED

BOOK 1607 PAGE 140

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James H. Allen & Margaret M.	Security Federal Savings and Loan Assn.	
(NAME)	(NAME)	
Lot # 12, Gail Drive	275 West Main Street	63-4
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	74
Old Hickory, Tennessee	Hendersonville, Tennessee 37075	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

THIS INSTRUMENT WAS PREPARED BY DAVID RUTHERFORD, ATTORNEY, NASHVILLE BANK & TRUST BLDG. NASHVILLE, TENNESSEE

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00) and no/100---------- *Dollars,*

for cash in hand, by James H. Allen and wife, Margaret M. Allen, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Kirby Clifton and wife, Pauline Clifton,

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

James H. Allen and wife, Margaret M. Allen

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

LAND in the City of Lakewood, Davidson County, Tennessee, being Lot No. 12 on the plan of Polly Acres Subdivision, of record in Book 3700, page 57, as rerecorded in Book 3700, page 90, all in the Register's Office for said County.

SAID Lot No. 12 fronts 100 feet on the westerly margin of Gail Lane and extends back between parallel lines 150 feet to a dead line.

BEING the same property conveyed to Kirby Clifton by two deeds, one from Juanita C. Andrews Hill or record in Book 3947, page 821, and the other from C. L. Ferrell and wife, Pauline Ferrell of record in Book 4199, page 899, all in the Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 28,000.00

Affiant

Subscribed and sworn to before me, this the 1st. day of June, 1972

My commission expires: January 16, 1973 (Affix Seal)

Notary Public John W. Sanders

This is unimproved ( ) improved (X) property, known as Lot # 12, Gail Lane, Lakewood, Old Hickory, (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 James H. Allen and wife, Margaret M. Allen *(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.*

further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James H. Allen and wife, Margaret M. Allen *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 1st *day of* June, 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 Kirby Clifton Kirby Clifton

x Pauline Clifton Pauline Clifton

x

x

BOOK 4607 PAGE 141

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Joan Durham, a Notary Public in and for said County and State, Kirby Clifton and wife, Pauline Clifton

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

Witness my hand and official seal at Goodlettsville Tennessee, this 1st day of June, 19 72.

Joan Durham Notary Public

Commission expires April 28, 1973

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.....

WARRANTY DEED

FROM

Kirby Clifton and wife, Pauline

TO

James H. Allen & wife,

Margaret M. Allen

Please return to:
Security Federal Savings & Loan
275 West Main Street
Hendersonville, Tennessee 37075

JUN-5 72	CONV	28,000.00			
JUN-5 72	S'TAX		A*	72.80	
JUN-5 72	PR'FEE		A*	.50	
JUN-5 72	W'DEED		A*	4.00	* 77.30

B 6 1 9 9 4

IDENTIF. REFERENCE

JUN 5 10 49 AM '72

FELIX Z. WILSON JR. 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