BOOK 4613 PAGE 967

This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
[illegible] Nashville, Tenn.

WARRANTY DEED

TTC-226057

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
85-14-13 pw	Mr/Mrs Eddy A. Brown	Fidelity Federal Savings & Loan 401 Union Street Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) 3D-65420	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 102 Guill Court	LOAN OR ACCOUNT NO. 11081 PROPERTY IS [X] 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, and [illegible]

HOMER E. KROG and wife, CHARLENE H. KROG,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto EDDY A. BROWN and wife, ANNA DISMUKES BROWN,

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. 5, 3rd Civil District, on the Plan of Guill Heights, as of record in Book 2854, page 10.

Said Lot No. 5 fronts 76.51 feet on the westerly side of Guill Court and extends back between lines, 291.8 feet on the northerly line and 259.3 feet on the southerly line, to a dead line in the rear, which is a broken line, measuring 245 feet thereon.

Being the same property conveyed to Homer E. Krog by deed from M. L. Maxwell and wife, Ethel R. Maxwell of record in Book 3405, page 601.

This conveyance is made subject to restrictions of record in Book 660, page 631 made applicable to property in question by deed of record in Book 2884, page 49.

JUN27	CONV	30,000.00			
JUN27	S'TAX		A*	78.00	
JUN27	PR'FEE		A*	.50	
JUN27	W'DEED		A*	4.00	* 82.50

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 as shown above, and for 1972 taxes which have been prorated and assumed by the Buyers.

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 26th day of June, 1972.

Charlene H. Krog
Charlene H. Krog

Homer E. Krog
Homer E. Krog

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Homer E. Krog and wife, Charlene H. Krog 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 26th day of June, 1972.

Reau E. Folk Jr.
Notary Public

My commission expires: July 23, 1974

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 $ 30,000.00

Eddy A. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June, 1972

MY COMMISSION EXPIRES: July 23, 1974 (AFFIX SEAL)

Reau E. Folk Jr.
Notary Public

B 65167

IDENTIF. REFERENCE

JUN 27 2 58 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

084088-0

WARRANTY DEED
REF: VS

FROM
HOMER E. KROG AND WIFE

TO
EDDY A. BROWN AND WIFE

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

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