BOOK 1630 PAGE 711

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Frederick G. Ziegler (NAME)	Fidelity Federal Savings & Loan (NAME)	
2004 Stonehurst Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union St. (STREET ADDRESS)	144-15 Par 56
Nashville, Tenn. 37215 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00----------
----------TEN AND NO/100----------Dollars,

Cash paid by Frederick G. Ziegler and wife, Victoria G. Ziegler, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Thomas W. D. Smith and wife, Mildred C. Smith,

have this day bargained and sold, and do hereby transfer and convey unto the said Frederick G. Ziegler and wife, Victoria G. Ziegler, their ~~XXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 426 on the Plan of Hillsboro Park, Section IV, as of record in Book 2331, page 142, Register's Office for said County.

Said Lot No. 426 fronts 237 feet on the easterly side of Stonehurst Drive, and runs back between lines, 199.4 feet on the northerly line and 193.5 feet on the southerly line, to a dead line in the rear, which is a broken line, on which it measures 231.5 feet.

Being the same property conveyed to Thomas W. D. Smith and wife, Mildred C. Smith, by deed from John D. Howard, Jr. and wife, as of record in Book 3702, page 91, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,000.00

Affiant

Subscribed and sworn to before me, this the 11th day of August, 1972

Notary Public

My commission expires: 10-26-74 (Affix Seal)

This is improved (X) unimproved property, known as 2004 (House Number) Stonehurst Dr., (Street) Nashville, (P. O. Address) Tenn 37215 (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Frederick G. Ziegler and wife, Victoria G. Ziegler, their ~~XXXXXX~~ 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Frederick G. Ziegler and wife, Victoria G. Ziegler, their ~~XXXXX~~ heirs and assigns, against the lawful claims of all persons.

Witness our hands this 11th day of August, 1972, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Thomas W. D. Smith

X Mildred C. Smith
Mildred C. Smith

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara Ferguson, a Notary Public in and for said County and State, Thomas W. D. Smith and wife, Mildred C. Smith, the within named bargainorS., 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 11th day of August, 19 72.

Barbara Ferguson Notary Public

Commission expires 10-26-74

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.....

AUG23 CONV 42,000.00
AUG23 S'TAX A* 109.20
AUG23 PO'FEE A* .50
AUG23 W'DEED A* 4.00 * 113.70

020316-3

WARRANTY DEED

FROM Thomas W. D. Smith, et ux

TO Frederick G. Ziegler, et ux

B 72778

IDENTIF. REFERENCE

AUG 23 9 47 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.