(This instrument was prepared by [illegible], Attorney at Law, 320 Gallatin Road, Madison, Tenn.) James A. Lesemann

WARRANTY DEED

BOOK 4635 PAGE 98

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
George Herdman Wingett	Fidelity Federal Savings & Loan Assoc.	11D 07950
(NAME)	(NAME)	
326 Westchester Drive	401 Union Street	MAP 42-14
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee	Nashville, Tennessee	PAR. 118
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	M-S

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

cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, CHARLES M. DOWDY AND WIFE, CLARA H. DOWDY, hereinafter called the grantors,

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

GEORGE HERDMAN WINGETT AND WIFE, JOANNE WINGETT,

herein called the grantees, their ~~successors~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Holiday Hills, Section II, as of record in Book 3700, page 19, Register's Office for said County.

Said Lot No. 22 fronts 117.4 feet on the easterly side of Westchester Drive, and extends back 314.7 feet on the northerly line and 367.7 feet on the southerly line, to a dead line in the rear, on which it measures 139.5 feet.

Being the same property conveyed to Charles M. Dowdy and wife, Clara H. Dowdy, by deed from Castleman Construction Company, a Tennessee corporation, of record in Book 3968, page 241, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 3927, page 917; setback line and easements shown on Plan of record in Book 3700, page 19; said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 39,000.00

Subscribed and sworn to before me, this the 6th day of September 1972

My commission expires: My Commission Expires AUG. 9, 1975 (Affix Seal)

x George Herdman Wingett
Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 326 Westchester Drive, (House Number) (Street) Madison, P. O. Address: Tennessee (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

grantees, their ~~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,* except as stated herein, and 1972 taxes which have been pro-rated and assumed by the said grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness ~~my~~ our *hand* ~~s~~ *this* 5th *day of* September, 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.*

(Clara H. Dowdy)

(Charles M. Dowdy)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
Sumner

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Charles M. Dowdy and wife, Clara H. Dowdy,

the within named 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 Goodlettsville *Tennessee, this* 5 *day of* September, *19* 72.

Commission expires Nov. 4, 1973 *Notary Public*

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 .....

020372-5

WARRANTY DEED

FROM

CHARLES M. DOWDY ET UX

TO

GEORGE HERDMAN WINGETT ET UX

SEP-6 72 CONV 39,000.00
SEP-6 72 S'TAX A* 101.40
SEP-6 72 PR'FEE A* .50
SEP-6 72 W'DEED A* 4.00 * 105.90

B 7 4 7 5 8

IDENTIF. REFERENCE

SEP 6 3 43 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS