THIS INSTRUMENT PREPARED BY:
Haynes, Smith & Lenahan, Attys.
142 N. Main Street
Goodlettsville, Tenn. 37072

BOOK 4635 PAGE 611

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| Michael William Warner, aux | Commerce Union Bank | 3D 42380 |
| (NAME) | (NAME) | |
| 229 Dellrose Drive | Main Street | Map 84-15 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, Tennessee | Par 51 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* .....TEN AND NO/100.....
.....($10.00).....*Dollars,*
cash in hand paid, the receipt of which is hereby acknowledged,

we, Donald H. Huffine and wife, Faye Huffine

*have this day bargained and sold, and do hereby transfer and convey unto the said* Michael William Warner and wife, Suzanne Warner

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

Being Lot No. 25 on the Plan of Donelson Meadows, as of record in Book 1835, page 35, Register's Office for Davidson County, Tennessee.

Said Lot No. 25, fronts 93.0 feet on the easterly margin of Dellrose Drive and runs back between lines measureing 180.1 feet on the southerly line, and 200.7 feet on the northerly line, which is a broken line, to a dead line in the rear measuring 28.0 feet thereon.

Being the same property conveyed to Donald H. Huffine and wife, Faye Huffine by deed from Mildred S. Lonas of record in Book 4274, page 59 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 $ 19,993.13

Subscribed and sworn to before me, this the 22nd day of Dec 1972

My commission expires: Dec 4 1974 (Affix Seal)

Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 229 Dellrose Drive, Nashville, Tennessee
(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* .....
Michael William Warner and wife, Suzanne Warner
.....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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Michael William Warner and wife, Suzanne
their
*(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* S. *this* 22nd *day of* December, 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.*

Michael William Warner

Faye Huffine

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 4635 PAGE 612

*Personally appeared before me,* Undersigned *a Notary Public in and for said County and State,* Donald H. Huffine and wife, Faye Huffine

*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* Nashville Davidson Co. *Tennessee, this* 7th *day of* Sept *, 19*72.

*Commission expires* Dec 6, 1974 *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* .....

SEP-8?2 CONV 19,293.23
SEP-8?2 S'TAX A* 50.18
SEP-8?2 PMFEE A* .50
SEP-8?2 W'DEED A* 4.00 * 54.68

**WARRANTY DEED**

FROM

DONALD HUGH HUFFINE, ET UX

TO

RICHARD WILLIAM WARNER, ET UX

B 7 5 0 3 1

IDENTIF. REFERENCE

SEP 8 8 31 AM '72

FELIX P. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

RETURN TO:
WINECOFF, REALTORS
2421 LEBANON RD.
NASHVILLE, TENN. 37214