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CORPORATE WARRANTY DEED

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by WALTER WAYNE DUBE and DOROTHY M. DUBE, his wife, hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, THE KROGER CO., an Ohio corporation, duly authorized to do business in the State of Tennessee, hereinafter referred to as the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said WALTER WAYNE DUBE and DOROTHY M. DUBE, his wife, as tenants by the entireties and not as tenants in common, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 35 on the Plan of Hickory Bend Subdivision, Section 5, as of record in Book 3600, page 45, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to the Grantor by deed of record in Book 4615, pages 954-955, Register's Office for Davidson County, Tennessee.

Subject to liens, covenants, easements, reservations and restrictions of record and taxes for the year 1972 and all subsequent years.

This is improved property known as 3339 Percy Priest Drive, Donelson, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereunto belonging to the said GRANTEES, their heirs and assigns, forever. And it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors and representatives, to warrant and forever defend

Address of New Owner - 3339 Percy Priest Drive - Nashville, Tennessee.
Mail tax bills to First Federal Savings & Loan Association - 236 45h Avenue North-Nashville, Tennessee.

the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever arising by, through or under it.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this day of August, 1972.

THE KROGER CO.

By James E. Baker
Vice President

By George A. Leonard
Vice President

ATTEST:

Arthur L. Ferguson
Assistant Secretary

STATE OF OHIO)
) SS.
COUNTY OF HAMILTON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared James E. Baker, George A. Leonard and Arthur L. Ferguson with whom I am personally acquainted and who upon their several oaths acknowledged themselves to be the Vice President, Vice President and Assistant Secretary, respectively, of The Kroger Co., the within named GRANTOR, a corporation, and that they as such Vice Presidents, being authorized to do so, executed the foregoing instrument for the purposes herein contained, by signing the name of the corporation by the said James E. Baker and George A. Leonard as such Vice Presidents, and attesting the same by the said Arthur L. Ferguson as such Assistant Secretary.

Witness my hand and official seal at office at Cincinnati, Ohio, on this 31st day of August, 1972.

Kay Roush
Notary Public

KAY ROUSH
Notary Public, Hamilton County, Ohio
My Commission Expires Aug. 24, 1976

This deed prepared by Lewis L. Clum
Attorney at Law
Cincinnati, Ohio

The actual consideration for this transfer or value of property (whichever is greater) is $28,500.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Walter Wayne Dale

Sworn to and subscribed before me
this 25th day of September, 1972.

L. D. Richards

My Commission Expires April 25, 1974

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IDENTIF. REFERENCE

SEP 26 2 42 PM '72

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

SEP26'72	CONV	28,500.00			
SEP26'72	S'TAX		A*	74.10	
SEP26'72	PR'FEE		A*	.50	
SEP26'72	W'DEED		A*	6.00	* 80.60