BOOK 4700 PAGE 368

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roger W. Luther, (NAME)	First Federal (NAME)	
546 Elaine Drive (STREET ADDRESS OR ROUTE NUMBER)	236-4th Avenue, North (STREET ADDRESS)	133-13
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	80

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4517, page 674, Register's Office for Davidson County, Tennessee.

We, Francis H. Andrus, Jr. and wife, Lillie Mae Andrus

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

Roger W. Luther and wife, Karen J. Luther

their ~~XXXXXXX~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 115 on the Plan of Abbay Hall, Sec. I, as of record in Book 2331, page 18, Register's Office for said County.

Said Lot No. 115 fronts 154 feet on the northerly side of Elaine Drive and extends back 196.8 feet on the easterly line and 216.1 feet on the westerly line, which is a broken line, to a dead line in the rear on which it measures 102 feet.

Being the same property conveyed to Francis H. Andrus, Jr. and wife, Lillie Mae Andrus by deed from Joel E. Rowland, Jr. and wife, Louise Rowland of record in Book 4517, page 672, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE, COUNTY OF DAVIDSON. The actual consideration or value whichever is greater, for this transfer is $27,519.36

Subscribed and sworn to before me, this the 20 day of April, 19 73

Affiant

My commission expires: 5/7/74 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (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 Roger W. Luther and wife, Karen J. Luther their ~~XXXXXXX~~, 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 noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Roger W. Luther and wife, Karen J. Luther, their ~~XXXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 20 day of April, 1973, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Francis H. Andrus Jr.

Lillie Mae Andrus

This Instrument Was Prepared By

Phillip Saindon (gh)

Of The Law Firm Pedigo & Saindon

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, a Notary Public in and for said County and State, Francis H. Andrus, Jr. and wife, Lillie Mae Andrus 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 20 day of April, 19 73.

Nellie T. Weimar Notary Public

Commission expires 5/7/74

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 _____

APR23 CONV 27,519.36
APR23 S'TAX A* 71.50
APR23 PW'FEE A* .50
APR23 W'DEED A* 4.00 * 76.00

WARRANTY DEED

FROM
FRANCIS H. ANDRUS, JR., ET UX

TO
ROGER W. LUTHER, ET UX

C 0 3 3 4 2

IDENTIF. REFERENCE

APR 23 9 26 AM '73

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

PEDIGO & SAINDON

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