This instrument prepared by:
David L. Herbert, Atty.
Third National Bank Bldg.
Nashville, Tennessee 37219

BOOK 4705 PAGE 506

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr/Mrs W. C.Lanius	Kimbrough-Kavanaugh & Assoc.	133-11-164
(NAME) 3805 Valley Ridge Dr.	(NAME) Parkway Towers	F.B.6DA-80460
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the Grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated December 4, 1964, in the original principal sum of $16,200.00, payable to Kimbrough-Kavanaugh and Associates, in monthly installments as set forth in said note, including interest as set out therein, and being secured by a deed of trust executed by James R. Galyon and wife, to Miller Kimbrough, Trustee,as of record in Book 3839, page 264, Register's Office for Davidson County, Tennessee,

we, ALBERT RAY VETTER, JR., and wife, NANCY C. VETTER

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

WILLIAM C. LANIUS and wife, LINDA J. LANIUS

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

Being Lot No. 211 on the Plan of Valley View Meadows, Section 2, as of record in Book 3600, page 60, Register's Office for said County.

Said Lot No. 211 fronts 80 feet on the northwesterly margin of Valley Ridge Drive and runs back 186.29 feet on the northeasterly line and 250.76 feet on a broken southwesterly line, to a dead line on which it measures 142.59 feet.

Being the same property conveyed to Albert Ray Vetter, Jr., and wife, Nancy C. Vetter, by deed from Douglas M. Grisham and wife, as of record in Book 4562, page 652, said Register's Office.

This conveyance is made subject to restrictions of record in Book 3770, page 214, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,500.00

Subscribed and sworn to before me, this the 7th day of May 19 73

Affiant William C Lanius

My commission expires: Oct. 30, 1973. (Affix Seal)

Notary Public Albert Z Herbert

This is improved (XX) unimproved ( ) property, known as 3805 Valley Ridge 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

WILLIAM C. LANIUS and wife, LINDA J. LANIUS, 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 shown above and 1973 taxes, which have been prorated and assumed by the Grantees herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* WILLIAM C.LANIUS andwife, LINDA J. LANIUS, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 7th day of May, 19 73, the *corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Nancy C Vetter
Nancy C. Vetter

Albert Ray Vetter Jr.
Albert Ray Vetter, Jr.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, David B. Herbert, a Notary Public in and for said County and State, Albert Ray Vetter and wife, Nancy C. Vetter

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 7th day of May, 19 73

Notary Public

Commission expires October 30, 1973

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 .....

MAY-9[illegible]	CONV	25,500.00			
MAY-9[illegible]	S TAX		A*	66.30	
MAY-9[illegible]	REC FEE		A*	.50	
MAY-9[illegible]	W DEED		A*	4.00	* 70.80

WARRANTY DEED

FROM

ALBERT RAY VETTER, JR., AND WIFE

TO

WILLIAM C. LANIUS, JR. AND WIFE

C 0 5 7 3 4

IDENTIF. REFERENCE

MAY 9 9 53 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 256-2858
NASHVILLE, TENNESSEE