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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
George R. Spain (NAME)	Security Federal (NAME)	map 29
3876 Cantarutti Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 40403 (STREET ADDRESS)	par. 183
Joelton, Tenn. 37080 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100***** *Dollars,*

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

We, Hugh Fields Spain, Jr., and wife Lola C. Spain

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

and wife, Laura Ann Spain, their

(tenancy), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the 14th Civil District of Davidson County, Tennessee, being Lot No.5 of Tract No. 3 on a survey made by Hickerson and Miller, Engineers and Surveyors, August 12, 1959, described according to said survey as follows:

Beginning at an iron pin on the northerly margin of Cantarutti Road south 55° west 84.4 feet from an iron pin in the northerly boundary line of the property conveyed to Reau E. Folk, Jr., Trustee, by deed from Kenneth Rottero and wife, of record in Book 2809, page 383, Register's Office for said County; thence with the westerly line of a reserved tract on said survey north 23° 30' west 55.6 feet to an iron pin in the southerly boundary line of the property conveyed to Andrew J. Graves by deed from Charles A. Graves and wife, of record in Book 353, page 226, said Register's Office; thence with said Graves' southerly line north 88° west 270 feet to an iron pin; thence south 18° 15' east 176.9 feet to the northerly margin of Cantarutti Road; thence with the same north 65° 30' east 261.2 feet to the beginning, containing 0.7 of an acre more or less.

Being part of the real property conveyed to Reau E. Folk, Jr., Trustee, by deed from Kenneth Rottero and wife, of record in Book 2809, page 383, said Register's Office. Being same property conveyed to Hugh Fields Spain, Jr., and wife, Lola C. Spain, by deed from Reau E. Folk, Jr., Trustee, of record in Book 2958, page 51, Register's Office for Davidson County, Tenn.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,500.00

Subscribed and sworn to before me, this the 14th day of January 19 74

Affiant Laura Ann Spain

My commission expires My Commission Expires May 16, 1977 Notary Public

This is {unimproved} {improved (X)} property, known as 3876 Cantarutti Road, Joelton, 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

GEORGE ROBERT SPAIN, and wife, LAURA ANN SPAIN, their

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* GEORGE ROBERT SPAIN, and wife, LAURA ANN SPAIN *(tenancy), heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 14th *day of* January, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lola C. Spain

Hugh F. Spain, Jr.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Hugh Fields Spain, Jr. and wife, Lola C. Spain

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 14th day of January, 19 74

Notary Public

Commission expires My Commission Expires May 16, 1977

REBA M. SULLIVAN • NOTARY PUBLIC • DAVIDSON COUNTY

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 My Commission Expires May 16, 1977

REBA M. SULLIVAN • NOTARY PUBLIC • DAVIDSON COUNTY

This instrument was prepared by Joe M. Haynes, Attorney.

JAN 15	CONV	20,500.00			
JAN 15	S TAX		A*	53.30	
JAN 15	PR FEE		A*	.50	
JAN 15	RECORDED		A*	4.00	* 57.80

WARRANTY DEED

FROM

HUGH FIELDS SPAIN, JR. ET UX

TO

GEORGE ROBERT SPAIN, ET UX

C 3 8 5 3 0

IDENTIF. REFERENCE

JAN 15 12 31 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE