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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF February, 19 74

Notary Public

MY COMMISSION EXPIRES: 11-8-1975

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
L. M. Wood, Attorney, 1916 Eighth Avenue, S., Nashville, Tennessee 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lawrence W. Kain (NAME)	Murphree Mortgage Company (NAME)	146-16
5208 Smartt Drive (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Road (STREET ADDRESS)	6D 38160
Nashville, Tennessee 37220 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37217 (CITY) (STATE) (ZIP)	169 pat

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, John F. Criner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lawrence W. Kain and wife, Edith B. Kain

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 953 on the Plan of Brentwood Hall, Section IX, as of record in Book 2331, page 92, Register's Office for said County.

SAID Lot No. 953 fronts 95 feet on the easterly side of Smartt Drive and runs back between lines 205 feet on the northerly line and 212 feet on the southerly line, to a dead line in the rear measuring 95.4 feet thereon.

BEING the same property conveyed to John F. Criner, and wife, Wanda B. Criner, by deed from Harry P. Smith and wife, Katherine B. Smith, of record in Book 3253, page 185, Register's Office for Davidson County, Tennessee. The said Wanda B. Criner having since died.

This conveyance is subject to easements and restrictive covenants as of record in Book 2331, page 92 and Book 2488, page 489, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 5208 Smartt Drive, Nashville, Tennessee 37220
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 15th day of February, 19 74

John F. Criner

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John F. Criner, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of February, 19 74.

Commission expires 11-8-1975

L M Wilson
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
John F. Criner

TO
Lawrence W. Kain
Edith B. Kain

C 4 2 6 0 2

IDENTIF. REFERENCE

FEB 20 11 02 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB20'74	CONV	32,300.00			
FEB20'74	S'TAX		A*	83.98	
FEB20'74	PR'FEE		A*	.50	
FEB20'74	W'DEED		A*	4.00	* 88.48

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX