This instrument was prepared by
Dewey W. Pedigo
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

WARRANTY DEED

BOOK 4790 PAGE 547

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John Robert Howell, et ux	First Federal Savings & Loan Assn.	Map 75-8
(NAME) 656 Topeka Drive	(NAME) 236 4th Avenue North	Parcel 64
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, Tenn. (CITY) (P. O. ZONE) (STATE)	(STREET ADDRESS) Nash. Tenn. (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Thirty-two Thousand Seven Hundred Forty-four and 33/100 ($32,744.33) Dollars,

of which $10,000.00 has been paid in cash by John Robert Howell and wife, Susan R. Howell, the receipt of which is hereby acknowledged, and for the remainder the said John Robert Howell and wife, Susan R. Howell have assumed and agree to pay the unpaid balance of $22,744.33, of an indebtedness in the original amount of $24,250.00, secured by deed of trust of record in Book 4304, page 885, Register's Office for Davidson County, Tennessee.

We, Dewey L. Lineberry and wife, Sarah H. Lineberry

have this day bargained and sold, and do hereby transfer and convey unto the said John Robert Howell and wife, Susan R. Howell, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 267 on the Plan of Tulip Grove Subdivision, Section 4, as of record in Book 4175, page 12, Register's Office for said County.

Beginning at a point in the southeasterly margin of Topeka Drive, being the common corner of Lot No. 226 and 267; thence southeastwardly 155.75 feet to the common corner of Lots 226, 266 and 267; thence northeastwardly 167.88 feet with the line between Lot No. 266 and 267 to a point in the southwesterly margin of Albany Drive; thence Northwesterly 110.00 feet with said margin to a concrete monument at the beginning of a curve; thence northwestwardly 39.27 feet around said curve to a point in the southeasterly margin of Topeka Drive; thence with said margin 100.00 feet southwestwardly to the point of beginning.

Being the same property conveyed to Dewey L. Lineberry and wife, Sarah H. Lineberry by deed from Robert M. McClurkan and wife, Frances S. McClurkan, of record in Book 4629, page 815, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 32,744.33

Subscribed and sworn to before me, this the 22 day of February 19 74

John Robert Howell
Affiant

My commission expires: Aug 9, 1975 (Affix Seal)

J. R. Lyon
Notary Public

DAVIDSON COUNTY NOTARY PUBLIC

This is { } unimproved { } improved property, known as 656 (House Number) Topeka (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said John Robert Howell and wife, Susan R. Howell, 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 for 1974 taxes which are prorated and assumed by grantees.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said John Robert Howell and wife, Susan R. Howell, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 22 day of February, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dewey L. Lineberry

Sarah H. Lineberry

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, J R Wyatt, a Notary Public in and for said County and State, Dewey L. Lineberry and wife, Sarah H. Lineberry

the within named bargainor s, 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 22 day of Feb, 19 74.

J R WYATT NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires Aug 5, 1975 J R Wyatt Notary Public

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.....

Commission expires..... .....Notary Public

FEB22 CONV 32,744.33
FEB22 STAX A* 85.02
FEB22 PBFEE A* .50
FEB22 WDEED A* 4.00 * 89.52

WARRANTY DEED
FROM
Dewey L. Lineberry, et ux
TO
John Robert Howell, et ux

C 43032

IDENTIF. REFERENCE

FEB 22 10 12 AM '74
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238