Prepared by: James H. Hill, Atty., 320 So. Gallatin Road, Madison, Tenn.

BOOK 4796 PAGE 567

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mrs. Margaret L. Karponia	Same	
(NAME)	(NAME)	42-15
105 Graycroft Ave		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	5
Madison, Tenn.		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

Mail

FOR AND IN CONSIDERATION of the sum of Love and affection that I have for my wife, Dollars,

I, Stephen P. Karponia, the grantor

have this day bargained and sold, and do hereby transfer and convey unto the said Margaret Louise Karponia, the grantee and her (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows: A one-half undivided interest in and to Land in the 11th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the easterly margin of Graycroft Road said point being 120 feet south from the southeast corner of the property conveyed to James O. Jones, et ux by deed from George P. Howell, et al, of record in Book 2545, page 329; thence along the margin of said road south 100 feet to a point; thence extending back between lines easterly 270 feet, more or less, to a point being the westerly line of Block "C" on an unrecorded map of Marthonna and measures 100 feet across the rear.

Being a part of the same property conveyed to Stephen P. Karponia, and wife, Bernice Karponia, by deed from R. R. Mincy and wife, Mariam Mincy, of record in Book 2858, page 491, R.O.D.C., Tennessee, the said Bernice Karponia having since died.

It being the express intention of the grantor herein to create the estate of tenants by the entireties between himself and the grantee in and to the entire interest in the above described property previously owned by the grantor.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Subscribed and sworn to before me, this the day of

19

Affiant

My commission expires:

(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 grantee and her (successors), heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to said real estate to said grantee and her (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 27th day of October, 1972, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Stephen P. Karponia

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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,* Stephen P. Karponia, *the within named 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 Madison, *Tennessee, this* 27th *day of* October, *19* 72

James H. Hill *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 .....

MAR 15 MISC

A* 4.00 * 4.00

WARRANTY DEED

FROM
Stephen P. Karponia
TO
Margaret Louise Karponia

64575 9

IDENTIF. REFERENCE

MAR 15 11 10 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

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