WARRANTY DEED

BOOK 4796 PAGE 887

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DAVID R. WILKINS (NAME)	Home Fed. S&L Association (NAME)	42 -1
819 FONNIC DRIVE (STREET ADDRESS OR ROUTE NUMBER)	Life & Casualty Tower (STREET ADDRESS)	22
NASHVILLE (CITY) TENN. (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten & 00/100 ---------- *Dollars,*
paid in cash, and other good and valuable consideration received from the grantees hereinafter named, including the agreement of said grantees to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust from Rex Dennis and wife, Janice Dennis, to Charles Nelson, Jr., Trustee, of record in Book 4584, page 692, Register's Office for Davidson County, Tennessee; we,

Rex Dennis and wife, Janice Dennis,

have this day bargained and sold, and do hereby transfer and convey unto the said grantees,
David R. Wilkins and wife, Margaret K. Wilkins,
their *(successors), heirs and assigns,*
the following real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Ozark Hills, as of record in Book 3700, page 20, Register's Office for said County.

Said lot fronts 115 feet on the west side of Fonnic Drive, and runs back 319.45 feet on the south line and 304.8 feet on the north line to a dead line in the rear on which it measures 150.15 feet.

Being the same property conveyed to Rex Dennis and wife, Janice Dennis, by deed from Olene B. Breckenridge, now Smith, and husband, William D. Smith, of record in Book 4584, page 690, Register's Office for said County.

This conveyance is subject to restrictions, easements and setback lines applicable to said property, and to the lien of taxes for the year 1974.

This instrument was prepared by John J. Archer, Attorney
300 James Robertson Parkway, Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 68,427.32

Subscribed and sworn to before me, this the 15 day of March 19 74

Affiant

My commission expires: 2/8/78 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 819 Fonnic 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 grantees, 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 stated above.

We *further covenant and bind* ourselves, our *heirs and representatives to warrant and forever defend the title to said real estate to said* grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 13 *day of* March, 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.*

Rex Dennis

Janice Dennis

STATE OF FLORIDA)
COUNTY OF PINELLAS)

Personally appeared before me, Kathleen Morris, *a Notary Public in and for said County and State,* Rex Dennis and wife, Janice Dennis,

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 St. Petersburg, Florida, ~~xxxxxxx~~ *this* 13th *day of* March, *19* 74

Kathleen Morris *Notary Public*

Notary Public, State of Florida at Large
My Commission Expires Oct. 31, 1977
Bonded by American Fire & Casualty Co.

Commission expires

NOTARY PUBLIC STATE OF FLORIDA AT LARGE KATHLEEN MORRIS

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 18 74 CONV 48,127.32
MAR 18 74 S TAX A* 125.06
MAR 18 74 PR FEE A* .50
MAR 18 74 W DEED A* 4.00 * 129.56

WARRANTY DEED

FROM

REX DENNIS, ET UX

TO

DAVID R. WILKINS, ET UX

223/99

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

C 45919

IDENTIF. REFERENCE

MAR 18 10 42 AM '74

FELIX Z. WILSON II REG'S
DAVIDSON COUNTY, TENN.

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE