BOOK 4806 PAGE 483

# WARRANTY DEED

(CORPORATE FORM)

This Instrument Was Prepared By
KENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

Form #WD5

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Ronald G. Hamlin, Sr. and wife Daisy M. Hamlin | Fidelity Federal Savings & Loan Association | 136-14 |
| 580 Castlegate Drive (STREET ADDRESS OR ROUTE NUMBER) | 226 Third Avenue, N. (STREET ADDRESS) | 18 |
| Nashville, Tenn. 37217 (CITY) (STATE) (ZIP) | Nashville, Tenn. 37201 (CITY) (STATE) (ZIP) | Pcl |

Mail to:

*FOR AND IN CONSIDERATION of the sum of* TEN AND NO/100---------- *Dollars,*
cash in hand paid by Ronald G. Hamlin, Sr. and wife Daisy M. Hamlin, the receipt of which is hereby acknowledged, and for other good and valuable consideration, K & W, INC.----------

*has bargained and sold, and does hereby transfer and convey unto the said*
Ronald G. Hamlin, Sr. and wife Daisy M. Hamlin, their
*(successors), heirs and assigns,*
*certain real estate in* Davidson *County, Tennessee, as follows:*

Land in the 31st Councilmanic District of said County, being Lot 21, Castlegate Subdivision, Section 1, of record in Book 4460, page 115, R.O.D.C., Tennessee, to which plat reference is here made.

BEING the same property conveyed to K & W, Inc. by two deeds from J. Melvin Jones and wife Hazel Jones, of record in Book 4647, page 244, and from Matt Paul Hilger and wife Louise Hilger of record in Book 4633, page 240, both of the Register's Office for Davidson County, Tennessee, and by deed from Otis Charlton and wife Louise R. Charlton of record in Book 4633, page 236, R.O.D.C., Tennessee.

This conveyance is made subject to restrictionsof record in Book 4649, page 295; easements, setback lines and conditions of owner's certificate, etc., as shown on plan of record in Book 4460, page 115, R.O.D.C., Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,000.00

Subscribed and sworn to before me, this the 12th day of April 19 74

Affiant

My commission expires: May 7, 1974 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 580 (Lot 21) Castlegate Dr., Nashville, Tenn. 37217
(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*
Ronald G. Hamlin, Sr. and wife Daisy, M., their
*(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

*Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said*
Ronald G. Hamlin, Sr. and wife Daisy M. Hamlin, their
*(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* my *hand this* 12th *day of* April, 19 74, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

K & W, INC.

By W. Ray Williams
Secretary-Treasurer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Before me,* Mrs Joe L. Jenkins, *a Notary Public of the State and County aforesaid, personally appeared* H. Ray Williams, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Secretary-Treasurer *of the* K & W, INC., *the within named bargainor, a corporation, and that* he *as such* Secretary-Treasurer *being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by* him *self as* Secretary-Treasurer

*Witness my hand and seal, at office in* Nashville, Tennessee *this* 12th *day of* April, 1974.

Mrs Joe L. Jenkins *Notary Public*

*Commission expires* May 7, 1974

021,217-3

**WARRANTY DEED**

FROM

K & W, INC.

TO

RONALD G. HAMLIN, SR. ET UX

| | | | | | | |
|---|---|---|---|---|---|---|
| APR 16 74 | CONV | 42,000.00 | | | | |
| APR 16 74 | S'TAX | | A* | 109.20 | | |
| APR 16 74 | PR'FEE | | A* | .50 | | |
| APR 16 74 | W'DEED | | A* | 4.00 | * | 113.70 |

C 50262

IDENTIF. REFERENCE

APR 16 3 16 PM '74

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys TITLE COMPANY
STAHLMAN BUILDING