WARRANTY DEED

BOOK 4824 PAGE 844

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John C. Katz etux	Fidelity Fed. S&L Association	
(NAME)	(NAME)	
3447 Hampton Ave.	226 Third Avenue, North	116-16
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	128
Nashville, Tenn.	Nashville, Tennessee 37201	Pul
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten & 00/100 ($10.00) ---------- Dollars, paid in cash, and other good and valuable consideration received from the grantees hereinafter named; we,

Van David Spaulding and wife, Alice Allen Spaulding,

have this day bargained and sold, and do hereby transfer and convey unto the said grantees, John C. Katz and wife, Nancy P. Katz, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 54 on the Map of Wallace Subdivision, Part One, of record in Book 1424, page 16, Register's Office for said County.

Said Lot No. 54 fronts 100 feet on the westerly margin of Wallace Lane, formerly Vail Avenue, and runs back between lines, 238.3 feet on the southerly line and 227 feet on the northerly line to the east line of Lot No. 32, measuring 100 feet thereon.

Being the same property conveyed to Van David Spaulding and wife, Alice Allen Spaulding, by deed from Cal L. Roark and wife, Helen H. Roark, of record in Book 3178, page 219, 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.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,500.00

Subscribed and sworn to before me, this the 10th day of June 1974

Affiant

My commission expires: 7/20/77 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 4025 Wallace Lane, 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.

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 hands this 10th day of June, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Van David Spaulding — Alice Allen Spaulding

Van David Spaulding

Alice Allen Spaulding

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Tabulee H. Matz, a Notary Public in and for said County and State, Van David Spaulding and wife, Alice Allen Spaulding,

the within named bargainors, 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 13th day of June, 1974

Tabulee H. Matz Notary Public

Commission expires 7/24/77

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.....

JUN 13 74 CONV 26,500.00
JUN 13 74 S'TAX A* 68.90
JUN 13 74 PR'FEE A* .50
JUN 13 74 W'DEED A* 4.00 * 73.40

Loan # 084374-7

WARRANTY DEED

FROM
VAN DAVID SPAULDING, ET UX

TO
JOHN C. KATZ, ET UX

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

C 5 8 6 9 2

T

IDENTIF. REFERENCE

JUN 13 3 35 PM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

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