BOOK 4830 PAGE 970

This instrument was prepared by
W. G. Traber, Attorney
Shady Grove Road
Donelson, Tennessee 37214

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald L. Kesler (NAME:)	Fidelity Federal Savings & Loan (NAME:)	
3037 Boulder Park Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	96-14
Nashville, TN. 37214 (CITY) (P. O. ZONE) (STATE)	Nashville, TN. 37214 (CITY) (ZONE) (STATE)	221 Pt

For and in consideration of the sum of Ten and No/100---------- DOLLARS and other good and valuable consideration.

Amanda L. Keen, a single person

have bargained and sold, and by these presents do transfer and convey unto the said Donald L. Kesler and wife, Patricia Ann Kesler

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 221 on the Plan of Hickory Bend Subdivision, Section 4, as of record in Book 4175, page 34, Register's Office for said County.

Said Lot No. 221 fronts 889.11 feet on the easterly side of Boulder Park Drive and runs back 135.4 feet on the northerly line and 100.5 feet on the southerly line to a line at the rear measuring 73.9 feet thereon.

Being the same property conveyed to Amanda L. Keen, a single person by deed from Maurice Karr, Trustee, Maurice Karr and wife, Joy R. Karr, as of record in Deed Book 4662, page 148, Register's Office for Davidson County, Tennessee.

JUL-2 CONV 30,500.00
JUL-2 STAX A* 79.30
JUL-2 PBFEE A* .50
JUL-2 WDEED A* 4.00 * 83.80

This is unimproved ( ) improved (X) property, known as 3037 (House Number) Boulder Park Drive (Street) Nashville (P. O. Address: City or Town) 37214 (Postal Zone)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 28th day of June, 19 74

Amanda L. Keen

BOOK 4830 PAGE 971

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Amanda L. Keen, a single person

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of June 19 74

Commission expires 4/26/78

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

840027-4

WARRANTY DEED

FROM

Amanda L. Keen, a single person

TO

Donald L. Keller, et ux

C C 1 4 7 9

IDENTIF. REFERENCE

FILED JUL 2 3 18 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Affiant Amanda L. Keen

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June 1974

NOTARY PUBLIC Dorothy Williams

MY COMMISSION EXPIRES: July 29, 1974

(AFFIX SEAL)