WARRANTY DEED

BOOK 4861 PAGE 287

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John David Fitzgerald, Jr. (NAME)	John David Fitzgerald, Jr. (NAME)	
4426 Wayland Drive (STREET ADDRESS OR ROUTE NUMBER)	4426 Wayland Drive (STREET ADDRESS)	130-B
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	23

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00)---------- Dollars,

Cash in hand paid by the grantees, the receipt of which is hereby acknowledged, and other good and valuable consideration.

We, Persis D. Houston, III, and wife, Ann S. Houston

have this day bargained and sold, and do hereby transfer and convey unto the said John David Fitzgerald, Jr. and wife, Mary Trabue Fitzgerald

their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the 7th formerly the 11th Civil District of Davidson County, Tennessee, being Lot No. 4 on the Plan of Hycrest Acres, Section II, as of record in Book 2083, page 82, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Wayland Drive at the northwest corner of Lot No. 13 on the Plan of Hycrest Acres, as of record in Book 2133, page 5, said Register's Office; thence, with the easterly margin of said Wayland Drive, northwardly 0 degrees 39 minutes west 70.8 feet to the beginning of a curve; thence, around said curve, having a radius of 212.23 feet, northwardly 72.85 feet to the beginning of another curve; thence, around said curve, having a radius of 25 feet, northeast 33.96 feet, with the southerly margin of Hillcrest Drive, northeast 40.33 feet to the beginning of a curve; thence, around said curve, having a radius of 250 feet, eastwardly 230.18 feet; thence, southwardly 26 degrees 08 minutes west 221 feet to the northern boundry line of Lot No. 13; thence, with the northern boundary line of said Lot No. 13, south 87 degrees 27 minutes west 153 feet to the beginning.

Being the same property conveyed to Persis D. Houston, III, and wife, Ann S. Houston, by deed from John L. Sellers and wife, of record in Book 3932, page 145, Register's Office of said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 59,500.00

Subscribed and sworn to before me, this the 16th day of October 19 74

My commission expires: 11/12/75 (Affix Seal)

Affiant

Notary Public

RECORDED OCT 17 74 DAVIDSON COUNTY, TENN. NOTARY PUBLIC

This is improved (X) property, known as 4426 Wayland 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 John David Fitzgerald, Jr., and wife Mary Trabue Fitzgerald

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 and our heirs and representatives, to warrant and forever defend the title to said real estate to said John David Fitzgerald, Jr. and wife, Mary Trabue Fitzgerald their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 16th day of October 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.

Persis D. Houston III

Ann S. Houston

This instrument prepared by: Robert P. Ziegler, Attorney
1100 Third National Bank Building
Nashville, Tennessee 37219

BOOK 4861 PAGE 288

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned Evelyn Lester, a Notary Public in and for said County and State, Persis D. Houston, III, and wife, Ann S. Houston

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 this 10th day of October, 19 74

Evelyn Lester
Notary Public

My Commission expires MY COMMISSION EXPIRES NOVEMBER 2, 1977

EVELYN LESTER NOTARY PUBLIC DAVIDSON COUNTY Tennessee

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.....

OCT 16 74 CONV 59,500.00
OCT 16 74 S'TAX A* 154.70
OCT 16 74 PR'FEE A* .50
OCT 16 74 W'DEED A* 4.00 * 159.20

WARRANTY DEED

FROM
Persis D. Houston, III, et. ux.

TO
John David Fitzgerald, Jr. et. ux.

C 7 4 9 6 5

IDENTIF. REFERENCE.

OCT 16 11 13 AM '74
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

GEO. L. WADDEY & SON, INC.
204 Stahlman Building
Nashville, Tennessee 37201