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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Frances M. Kinzer		LW-06475
(NAME)	(NAME)	
407 Pitts Ave.	(SAME)	Map 53-16
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tenn. 37138		Par. 73
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*
and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

I, Charles Haney, Trustee

have this day bargained and sold, and do hereby transfer and convey unto the said

Frances M. Kinzer, her

XXXXXX, *heirs and assigns,*

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

A certain lot or parcel of land in the 4th Civil District of Davidson County, Tennessee, being part of Tract No. 10 on the unrecorded plan of the Life and Casualty Insurance Company's Subdivision, described as follows:

Beginning on the westerly margin of Pitts Avenue at a point 300 feet south of the southerly margin of the right of way of the Tennessee Central Railroad; thence with the westerly margin of said Avenue, southwardly 65 feet; thence westwardly and parallel to the southerly margin of said right of way 275 feet; thence northwardly and parallel to the westerly margin of Pitts Avenue 65 feet; thence eastwardly 275 feet to the beginning.

Being the same property conveyed to Milburn M. Haney and wife, Ola May Haney by deed from Earl Hankins and wife, of record in Book 1025, page 569, Register's Office for said County. The said Milburn M. Haney and wife, Ola May Haney having since divorced and the interest of Milburn Haney was vested in Ola May Haney by decree recorded in Book 1816, page 187, Register's Office for Davidson County, Tennessee. The said Ola May Haney, deceased devised said property to Charles Haney, Trustee, by will book 110, page 623, Probate Court of Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 12,000

Subscribed and sworn to before me, this the 20th day of January, 1975

My commission expires: 5/10/75 (Affix Seal)

X Mary Frances M. Kinzer
Affiant

E. V. Wilkerson
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

This is unimproved ( ) improved ( ) property, known as ..... (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

Frances M. Kinzer, her (XXXXX).

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* my trust, my successors in trust *and representatives, to warrant and forever defend the title to said real estate to said*

Frances M. Kinzer, her

XXXXXX *heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 20th *day of* January, 1975 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Charles Haney Trustee

This Instrument Was Prepared By

Craig W. Pedigo

Of The Law Firm Pedigo & Sandon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, E. W. Wilkerson, a Notary Public in and for said County and State, Charles Haney, Trustee

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he as trustee executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 20th day of January, 19 75.

E. W. Wilkerson
Notary Public

E. W. WILKERSON ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENNESSEE

Commission expires 5/10/75

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.....

JAN 21 75 CONV 12,000.00
JAN 21 75 S'TAX A* 31.20
JAN 21 75 PR'FEE A* .50
JAN 21 75 W'DEED A* 4.00 * 35.70

C 8 4 9 5 1

IDENTIF. REFERENCE

JAN 21 10 10 AM '75

FELIX A. KILGORE JR. REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

CHARLES HANEY, TRUSTEE

TO

FRANCES M. KINZER

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON