This Form furnished by Attorneys Title Company, Inc.

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Form No. WD-2

FROM

Richard H. Russell et ux

TO

David J. Klemt

Mary Jane Klemt

2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

For draftsman's use

This instrument prepared by
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David J. Klemt et ux (NAME)	SAME (NAME)	181 115
4919 Burlington Dr (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	6D 53720
Nashville Tenn 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

C89596

IDENTIF. REFERENCE

MAR 5 9 29 AM '75

FILED AND RECORDED REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 13,500.00 Martha C. Russell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th. DAY OF February 19 75.

Notary Public

MY COMMISSION EXPIRES: 1-19-78

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

For and in Consideration of the sum of ----------TEN AND NO/100----------

---------- ----------($10.00)---------- **DOLLARS**

cash in hand paid by DAVID J. KLEMT and wife MARY JANE KLEMT, and other good and valuable considerations, receipt of which is hereby acknowledged,

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

RICHARD H. RUSSELL and wife, MARTHA C. RUSSELL

have bargained and sold, and by these presents do transfer and convey unto the said

DAVID J. KLEMT and wife MARY JANE KLEMT

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

Land in the Sixth Civil District of said County, and described according to a survey by Harold F. Morris, Surveyor, dated October 4, 1968, and being more particularly described as follows:

BEING Tract 13 of the Marvin Moore Farm Subdivision, an unrecorded subdivision, beginning at a point in the north right-of-way margin of Holt Road, said point being 1,650.0 feet more or less west of Nolensville Road and further described as the common boundary of herein described as Tract 13 and 14; thence N. 10° 32' 42" E. 499.56 feet to a point; thence N. 89° 37' 59" E. 40.00 feet to a point; thence S 85° 02' 54" E. 187.72 feet to a point; thence S. 46° 41' 16" E. 58.84 feet to a point; thence S. 0° 48' 08" W. 504.90 feet to a point in the north margin of Holt Road; thence with the said north margin of Holt Road N 78° 43' 20" W. 272.19 feet to the beginning of a curve to the left having a radius of 6,976.18 feet; thence with said curve for a distance of 89.28 feet to the point of beginning, containing 3 acres more or less.

BEING the same property conveyed to Richard H. Russell and wife, Martha C. Russell by deed from William R. Sanford and wife, Carol J. Sanford, of record in Book 4601, page 626, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants as of record in Book 4278, page 718, Register's Office for Davidson County, Tennessee.

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This is { unimproved / improved } property, known as Holt Road (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town) (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 DAVID J. KLEMT and wife, MARY JANE KLEMT their heirs and assigns, forever.

And we do covenant with the said DAVID J. KLEMT and wife, MARY JANE KLEMT 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. except as of record.

And we, Richard H. Russell and wife, Martha C. Russell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said DAVID J. KLEMT and wife, MARY JANE KLEMT, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand this 27th. day of February, 19 75

Richard H. Russell
RICHARD H. RUSSELL

Martha C. Russell
MARTHA C. RUSSELL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RICHARD H. RUSSELL and wife, MARTHA C. RUSSELL

the 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 27th. day of February, 19 75

Notary Public

CLYDE P. HOLLAND NOTARY PUBLIC DAVIDSON COUNTY

Commission expires 1-31-78

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 .....,

MAR-5 CONV 13,500.00
MAR-5 S'TAX A* 35.10
MAR-5 A* .50
MAR-5 WDEED A* 4.00 * 39.60

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 .....