BOOK 4907 PAGE 698

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Joseph A. Fee et ux (NAME)	Fidelity Federal S&L Ass'n. (NAME)	160-2-3
876 Forrest Acres Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	OH-15325
Nash. Tenn. 37220 (CITY) (ZONE) (STATE)	Nashville, TN 37201 (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,

E. G. SMITH, JR. and wife, SYLVIA SMITH,

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

JOSEPH A. FEE and wife, BARBARA J. FEE,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 33 on the Re-location of Lot lines between Lots 31 and 32 and between lot lines 32 and 33 as shown on the Original Plan of Forest Acres Subdivision, Section Three, of record in Book 1424, page 56, Register's Office for said County, and now is of record in Book 2331, page 33, said Register's Office.

Said Lot 33 fronts 172.3 feet on the westerly side of Forest Acres Drive and runs back between lines, 287 feet on the northerly line and 310 feet on the southerly line to a dead line in the rear on which it measures 122 feet.

Being the same property conveyed to E. G. Smith, Jr. and wife, Sylvia Smith, by deed from James E. Adams and wife, Mary E. Adams, of record in Book 2454, page 213, 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 1975.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 48,900.00

Subscribed and sworn to before me, this the 24th day of April 19 75.

Affiant Joseph A. Fee

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ellis

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is improved (X) unimproved ( ) property, known as 876 Forrest Acres Drive, Nashville, TN
(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 24th day of April, 19 75, the *corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

E. G. Smith
E. G. Smith, Jr.

Sylvia Smith
Sylvia Smith

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

BOOK 4967 PAGE 699

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensley, a Notary Public in and for said County and State, E. G. Smith, Jr. and wife, Sylvia Smith,

the within named bargainor, S, 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 24th day of April, 1975.

Mary Ensley
Notary Public

Commission expires 4/25/76

MARY ENSLEY NOTARY PUBLIC AT LARGE Tennessee STATE

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.....

560036-9

WARRANTY DEED

FROM

E. G. SMITH, JR., et ux

TO

JOSEPH A. FEE, et ux

APR28 75	CONV	48,900.00			
APR28 75	S'TAX		A*	127.14	
APR28 75	PR'FEE		A*	.50	
APR28 75	W'DEED		A*	4.00	* 131.64

C 95954

IDENTIF. REFERENCE

APR 28 3 24 PM '75

FELIX A. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238