THIS INSTRUMENT PREPARED BY
Thompson, Liebengood, and Crawford
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

BOOK 4940 PAGE 993

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Duncan M. Fort, III (NAME)		130-9
1215 Nichol Lane (STREET ADDRESS OR ROUTE NUMBER)	(NAME) SAME (STREET ADDRESS)	Par. 123
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) -- *Dollars,*

cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged.

We, Orville L. Vaughn, Jr. and wife, Dianne D. Vaughn

have this day bargained and sold, and do hereby transfer and convey unto the said Duncan M. Fort, III

his ~~XXXXX~~ *(successors), heirs and assigns,*

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

Lot No. 11 of Block 4 on the Plan of Highlands of Belle Meade No. 1, as of record in Book 547, page 180, Register's Office for said County.

Said Lot No. 11 fronts 100 feet on the westerly side of Nichol Lane formerly Midland Drive, and runs back 173.5 feet on the southerly line and 172.55 feet on the northerly line, to a dead line, measuring 100 feet thereon.

Being the same property conveyed to Orville L. Vaughn, Jr. and wife, Dianne D. Vaughn, by deed from John O. Jackson and wife, Mary Anne Jackson, of record in Book 4189, page 709, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,500.00

Subscribed and sworn to before me, this the 7th day of Aug 1975

Affiant Duncan M Fort III

My commission expires: 1/29/77 (Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON CO.

This is ( ) unimproved (X) improved property, known as 1215 Nichol Lane, (House Number) (Street) Nashville, Tennessee (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 Duncan M. Fort, II

his ~~XXXXX~~ (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,* except for Metro taxes for 1975, restrictive covenants as of record in Book 722, page 547, Register's Office for Davidson County, Tennessee.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Duncan M. Fort, III

his ~~XXXXX~~ (successors), *heirs and assigns, against the lawful claims of all persons.*

Witness our hand S this 7th day of Aug., 1975 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Orville L. Vaughn, Jr.
Orville L. Vaughn, Jr.

Dianne D. Vaughn
Dianne D. Vaughn

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Lillian C. Ingram, a Notary Public in and for said County and State, Orville L. Vaughn, Jr. and Dianne D. Vaughn

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, Tennessee, this 7th day of August, 1975.

Lillian C. Ingram Notary Public

My Commission expires 1/29/77

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.....

WARRANTY DEED

FROM
Orville L. Vaughn, Jr. and wife, Dianne D. Vaughn.

TO
Duncan M. Fort, III

AUG 12 75 CONV 52,500.00
AUG 12 75 S'TAX A* 136.50
AUG 12 75 PR'FEE A* .50
AUG 12 75 W'DEED A* 4.00 * 141.00

D 10844

IDENTIF REFERENCE

AUG 12 2 28 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Pleased to return,
GEO. L. WADDEY & SON, INC.
224 Stahlman Building