| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| (NAME) | FIRST FEDERAL SAVINGS & LOAN (NAME) | 147-5 |
| (STREET ADDRESS OR ROUTE NUMBER) | UNION AT FOURTH (STREET ADDRESS) | 193 |
| (CITY) (STATE) (ZIP CODE) | NASHVILLE, TENNESSEE 37219 (CITY) (STATE) (ZIP CODE) | 6DU-29705 |

## WARRANTY DEED

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 all of which are hereby acknowledged, we

| | | | | | |
|---|---|---|---|---|---|
| NOV-75 | CONV | 37,900.00 | | | |
| NOV-75 | S'TAX | | A* | 98.54 | |
| NOV-75 | PR'FEE | | A* | .50 | |
| NOV-75 | W'DEED | | A* | 4.00 | * 103.04 |

William O. Sims and wife, Juanita B. Sims

have bargained and sold, and by these presents do transfer and convey unto the said Allen M. Kelly and wife, Anne R. Kelly

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 41 on the Plan of Caldwell Country Estates of record in Book 2663, pages 68 and 69, Register's Office for said County.

Said Lot fronts 80 feet on the southwesterly side of Danby Drive and runs back between parallel lines 255 feet to a dead line.

Being the same property conveyed to William O. Sims and wife, Juanita B. Sims, by deed from Joseph Fred McCamish and wife, of record in Book 3029, page 505, Register's Office for Davidson County, Tennessee.

---

This conveyance is made subject to restrictive covenants, easements and setback lines of record and taxes for 1975 applicable to said property.

unimproved ( )
This is improved (X) property, known as 4929 Danby Drive (House Number) (Street)
Nashville, Tennessee 37211
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 7th day of November, 1975.

William O. Sims — Juanita B. Sims

William O. Sims

Juanita B. Sims

BOOK 4969 PAGE 434

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named William O. Sims and wife, Juanita B. Sims

the 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, Tennessee, this 7th day of November, 1975.

My commission expires 1-17-77 Notary Public _____

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19___.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 37,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Allen M Kelly

Sworn to and subscribed before me this 7th day of November, 1975.

My commission expires 1-17-77 Notary Public _____

This instrument was prepared by:
*This instrument prepared by*

| Name | | Address |
|---|---|---|
| | STEPHENSON AND LACKEY<br>First Federal Building<br>Nashville, Tennessee 37219 | |

WARRANTY DEED

FROM WILLIAM O. SIMS AND WIFE, JUANITA B. SIMS

TO ALLEN M. KELLY AND WIFE, ANNE R. KELLY

D 23610

IDENTIF. REFERENCE

Nov 7 3 41 PM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219