BOOK 5013 PAGE 174 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,500.00

Janet L. Wesley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March, 19 76

Notary Public

MY COMMISSION EXPIRES: 11-22-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 507 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KENNETH R. CHAMPION, SR.ETUX	THE LOMAS & NETTLETON COMPANY	162-10-33
(NAME)	(NAME)	
632 Brook Drive, Rt. #1	P. O. Box 964	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Virginia Beach, Virginia 23451	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, KRAFTCO CORPORATION, a Delaware Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KENNETH R. CHAMPION, SR. AND WIFE, BRUNETTA JANE CHAMPION

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 33 on the Plan of Brookview Estates, Section I, of record in Book 4460, page 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 33 fronts 90.0 feet on the northerly side of Brook Drive and runs back 120.89 feet on the easterly line and 120.36 feet on the westerly line to a broken line in the rear, on which it measures 114.71 feet.

BEING the same property conveyed to Kraftco Corporation by deed from Robert Edward M Melton and wife, Cara W. Melton of record in Book 5005, page 727, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4636, page 317, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is unimproved ( ) improved (XX) property, known as 632 Brook Drive, Rt. #1, Antioch, Tennessee 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 my hand this 29th day of March, 19 76

KRAFTCO CORPORATION

BY: W. B. Jordan

W. B. Jordan, Vice-President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19__.

Commission expires _____

_____
Notary Public

STATE OF ~~TENNESSEE~~ ILLINOIS
~~Davidson~~ County
COOK

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared W. B. Jordan and _____ with whom I am personally acquainted and who upon ~~(their several oaths)~~ (his oath) acknowledged ~~(themselves)~~ (himself) to be the Vice-President and _____ respectively of the Kraftco Corporation the within named bargainor, a corporation, and that ~~(he)~~ (they) as such Vice-President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Vice-President as such Vice-President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Glenview, Illinois on this the 29th day of March, 19 76

My commission expires June 12, 1976

S. N. Emmerich
Notary Public

WARRANTY DEED

FROM
KRAFTCO CORPORATION

TO
KENNETH R. CHAMPION, SR. ET UX
BRUNETTA JANE CHAMPION

D 43627

IDENTIF. REFERENCE

APR 7 11 02 AM '76

FELIX ... REGISTER
DAVIDSON ... CTY. TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR-76	CONV	42,500.00			
APR-76	S'TAX		B*	110.50	
APR-76	PR'FEE		B*	.50	
APR-76	W'DEED		B*	4.00	* 115.00