Mail

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Hubert Fyke	Clarence McGowan	
(NAME)	(NAME)	94-9
Same	443 Kinhawk Dr.	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	64
(CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	

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

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4518, page 179, Register's Office for Davidson County, Tennessee.

We, Felix Fred Walker and wife, Betty Jo Walker,

have this day bargained and sold, and do hereby transfer and convey unto the said Hubert S. Fyke and Clarence C. McGowan, their ~~XXXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land lying and being Lot No. 2 on Mr. Fred Walker's Re-subdivision of part of Lots 11 - 17 of Block "L" as shown on the Plan of the Hermitage Addition to Nashville, as of record in Book 57, pages 42 and 43, Register's Office for Davidson County, Tennessee, and of record in Book 4885, page 151, Register's Office for said County, to which plan reference is here made for a more particular description thereof.

Being part of the property conveyed to Fred Walker by deed from Harry Lefkovits and wife, Flossie Lefkovits, of record in Book 3619, page 495, Register's Office for Davidson County, Tennessee, and being part of the property conveyed to Felix F. Walker by deed from Peoples Service Station, Inc., a Delaware corporation, of record in Book 3221, page 425, Register's Office for Davidson County, Tennessee.

Fred Walker, Felix F. Walker and Felix Fred Walker is one and the same person.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $6,000.00

Subscribed and sworn to before me, this the 5th day of May 19 76

Hubert S. Fyke
Affiant

My commission expires (Affix Seal)

Notary Public J. Reed Deputy Register

This is unimproved ( ) improved ( ) property, known as ..... (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 Hubert S. Fyke and Clarence C. McGowan, their ~~XXXXXX~~ 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 as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Hubert S. Fyke and Clarence C. McGowan, their ~~XXXXXX~~ heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 30th day of April, 19 76 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Felix Fred Walker
Betty Jo Walker

This Instrument Was Prepared By
Glenn W. Pedigo
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... a Notary Public in and for said County and State, Felix Fred Walker and wife, Betty Jo Walker, ...

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, Tennessee. this ..... day of 4/30, 19 76

Notary Public

Commission expires 10-11-76

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.....

MAY-5%	CONV	56,000.00		
MAY-5%	S'TAX		B* 145.60	
MAY-5%	PR'FEE		B* .50	
MAY-5%	W'DEED		B* 4.00	* 150.10

WARRANTY DEED

FROM

FELIX FRED WALKER, ET UX

TO

HUBERT S. FYKE, ET AL

D 47748

IDENTIFICATION REFERENCE

MAY 5 12 34 PM '76

REGISTER
DAVIDSON CO., TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON