This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

WARRANTY DEED

BOOK 5084 PAGE 507

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
W. P. Fults, et ux	Same	6DA-23755
(NAME) 196 Chilton Street	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	
(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 by W. P. Fults and wife, Eliza Jane Fults and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Deloris F. Johnson and husband, George E. Johnson and A. D. Hewlett

have this day bargained and sold, and do hereby transfer and convey unto the said W. P. Fults and wife, Eliza Jane Fults

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 24, Section Two, Russwurm Heights, as of record in Book 2083, page 101, Register's Office for Davidson County, Tennessee.
Said Lot No. 24 fronts 115 feet on the easterly side of Waycross Drive and runs back 146.1 feet on the northerly line and 114.8 feet on the southerly line to a dead line measuring 56.8 feet thereon.

Being the same property conveyed to George E. Johnson and wife, Deloris F. Johnson, by deed from William M. Hight and wife, of record in Book 4349, page 599, and the interest of George E. Johnson was conveyed to A. D. Hewlett by deed from John E. Buffaloe, Jr., Trustee, in bankruptcy of record in Book 4943, page 790, Register's Office for said County.

This conveyance is subject to a 10-foot easement for public utilities, a 60-foot building setback line from Waycross Drive, and conditions of owner's certificate, as shown on plan of record in Book 2083, page 101, Register's Office for said County; and also restrictive covenants of record in Book 2294, page 486, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,950.00

Subscribed and sworn to before me, this the 1st day of September 1976

Affiant

My commission expires: 4/21/80 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 507 Waycross Drive Nashville, Tennessee
(House Number) (Street) P. O. Address (City or Town, if any)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

W. P. Fults and wife, Eliza Jane Fults

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,* except for 1976 taxes which are prorated and assumed by the grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* W. P. Fults and wife, Eliza Jane Fults

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s *this* 1st *day of* September 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.*

Deloris F. Johnson
George E. Johnson
A. D. Hewlett

BOOK 5064 PAGE 508

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Deloris F. Johnson and husband, George E. Johnson and A. D. Hewlett

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* 1st *day of* September, *19*76.

Mary Ensey
Notary Public

Commission expires 4/21/80

MARY ENSEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201 229957

WARRANTY DEED

FROM

Deloris F. Johnson, et al

TO

W. P. Fults, et ux

D 66011
066011

IDENTIF. REFERENCE

SEP 1 2 11 PM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

SEP-1 76	CONV	10,950.00			
SEP-1 76 S TAX			B*	28.34	
SEP-1 76 PR FEE			B*	.50	
SEP-1 76	W DEED		B*	4.00	* 32.84

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238