This instrument was prepared by Melton W. Smith Jr Attorney at Law,
3815 Cleghorn Avenue, Nashville, Tennessee. 37215.

# WARRANTY DEED

BOOK 5156 PAGE 106

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Kirkland Todd III and wife, Pauline M. (NAME) | Fidelity Federal Savings & Loan (NAME) | Map 116-16 |
| 4016 Dorcas Drive (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 2588 (STREET ADDRESS) | 33 |
| Nashville, Tenn. 37215. (CITY) (P. O. ZONE) (STATE) | Nashville, Tenn. 37219 (CITY) (ZONE) (STATE) | 7DA-33210 Pt 1 |

*FOR AND IN CONSIDERATION of the sum of* Ten and 00/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by the Grantees, hereinafter named and other good and valuable considerations, the receipt of which is acknowledged, We,

Mary Lee Childress Cain, and husband, Byrd Cain,

*have this day bargained and sold, and do hereby transfer and convey unto the said*

Kirkland Todd III and wife, Pauline M. Todd, hereinafter called Grantees, their

~~successors~~, *heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Evergreen Heights, Section 2, as of record in Book 1835, page 19, Register's Office for said County.

Said Lot No. 30 fronts 148.18 feet on the easterly side of Dorcas Drive and runs back 182 feet on the northerly line and 195.2 feet on the southerly line, to a dead line, on which it measures 56.6 feet.

Being the same property conveyed to Mary Lee Childress Cain, formerly Mary Lee Childress by deed from Gary P. Gannick and wife, Elaine L. Gannick of record in Book 5042, page 860, Register's Office for Davidson County, Tennessee.

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This conveyance is subject to restrictive covenants of record in Book 1847, page 425; and to the Plan of record in Book 1835, page 19, said Register's Office.

It is agreed and understood that Kirkland W. Todd III and Kirkland Todd III are one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,000.00

Subscribed and sworn to before me, this the 3rd day of June 1977

Affiant

My commission expires (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 4016 Dorcas Drive, Nashville, Tennessee. 37215.
(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*

Grantees, 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 as stated above and for 1977 taxes which have been prorated and payment thereof assumed by Grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their

~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand S* this 3rd *day of* June 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Lee Childress Cain

Mary Lee Childress Cain

Byrd Cain

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* the undersigned, *a Notary Public in and for said County and State,* Mary Lee Childress Cain and husband, Byrd Cain

*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* 3rd *day of* June, *19* 77.

Marion W. Smith Jr. Notary Public

*Commission expires* Nov 26, 1979

NOTARY PUBLIC MARION W. SMITH JR. DAVIDSON COUNTY, TENN.

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* .....

| | |
|---|---|
| CO 52,000 | MO |
| WD 4.00 | MS |
| TD | ST 135.20 |
| CC | ST |
| MR | PF .50 |
| UCC | TOTAL 139.70 |

FH 07724

IDENTIF. REFERENCE

JUN 7 3 15 PH '77

FELIX [illegible] REGISTER
DAVIDSON [illegible] TENN.

Loan 560384-6

**WARRANTY DEED**

FROM

Mary Lee Childress Cain, and husband. TO

Kirkland Todd III and wife.

FEDERAL LAND BANK ASSOCIATION OF NASHVILLE

Compliments of

**Madison Title Company**
Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

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