THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5335 PAGE 211

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William Conway Koch, Jr. etux	First Tennessee Bank N. A. Memphis	Map 104-12
(NAME)	(NAME) P. O. Box 474	Parcel 195
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Memphis, Tennessee 38101	
(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 William Conway Koch, Jr. and wife, Sarah Elizabeth Koch and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, David H. Dean and wife, Carol Anne Dean

have this day bargained and sold, and do hereby transfer and convey unto the said William Conway Koch, Jr. and wife, Sarah Elizabeth Koch,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 44 on the revised Plan, and corrected Plan of Lots Nos. 43, 44, 57 and 58 in Christopher and Kirkman's Belmont Park Addition as of record in Book 421, page 154, Register's Office for said County.

Said Lot No. 44 fronts 68-1/2 feet on the easterly side of 19th Avenue South, and runs back between parallel lines with the northerly margin of Porland Avenue, 159 feet to an alley.

Being the same property conveyed to David H. Dean and wife, Carol Anne Dean, by deed from J. Keller Hutchen, Executor for the estate of Ruby Hutchen of record in Book 4609, page 126, Register's Office for said County.

Carol A. Dean and Carol Anne Dean are one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 58,200.00

Subscribed and sworn to before me, this the 6th day of September 1978

Affiant William Conway Koch

My commission expires: 8-12-81 (Affix Seal)

Notary Public Doris E. Bolton

RECEIVED FOR RECORD SEP 13 3 51 PM DAVIDSON COUNTY TENN. REGISTER

This is unimproved ( ) improved (XX) property, known as 19th Avenue South, Nashville, Tennessee 37212
(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 William Conway Koch, Jr. and wife, Sarah Elizabeth Koch, 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 1978 taxes which are prorated and assumed by the purchasers.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* William Conway Koch, Jr. and wife, Sarah Elizabeth Koch, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 6th day of September, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

David H. Dean

Carol Anne Dean

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Doris E. Moran, *a Notary Public in and for said County and State,* David H. Dean and wife, Carol Anne Dean

*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* 6th *day of* September, *19*78.

Doris E. Moran
Notary Public

DORIS E. MORAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission expires 8-12-81

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 .....

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED 23751

FROM
David H. Dean et ux
TO
William Conway Koch, Jr. et ux

SEP-8 78	CONV	58,200.00			
SEP-8 78 S'TAX			B★	151.32	
SEP-8 78 PR'FEE			B★	.50	
SEP-8 78	W'DEED		B★	4.00	★ 155.82

E 8 7 4 7 1

IDENTIF. REFERENCE

SEP 8 8 54 AM '78

FELIX Z. ALEXANDER REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238