This instrument was prepared by Warren W. Smith, Jr., Attorney at Law
3815 Cleghorn Avenue, Nashville, TN 372115

WARRANTY DEED

BOOK 5337 PAGE 715

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kenneth P. Withrow et ux	Baker Mortgage Corporation	Map 161-4
(NAME)	(NAME)	
418 Tusculum Road	2840 Northeast Expressway N.E.	Parcel 26
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Atlanta, GA 30345	6DU-70020
(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 the said Grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid balance of an indebtedness payable to Baker Mortgage Company, and secured by a deed of trust executed by Howard J. Petty and wife, Drusilla Petty, of record in Book 5136, page 813, Register's Office for Davidson County, Tennessee; which said unpaid balance the said Grantees hereby agree to assume and promise to pay;

Howard J. Petty and wife, Drusilla Petty, hereinafter called the Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said Kenneth P. Withrow and wife, Carol A. Withrow, herein called the grantees, their

~~successors~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 20 on the plan of Whispering Hills Annex, of record in Book 2331, page 133, Register's Office for said County.

Said Lot No. 20 fronts 74.5 feet on the northerly margin of Tusculum Road and extends back 166.0 feet on the easterly line and 165.6 feet on the westerly line to a dead line in the rear, measuring 76.9 feet thereon.

Being the same property conveyed to Howard J. Petty and wife, Drusilla Petty by deed from Joseph Kennedy, Jr. and wife, Eunice Alberta Kennedy of record in Book 5136, page 811, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictive covenants of record in Book 2543, page 351; setback lines, easements and other such limitations as shown on the Plan of Record in Book 2331, page 133, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 32,675.94

Subscribed and sworn to before me, this the 8th day of September 19 78

Affiant

My commission expires: April 18 1982 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 418 Tusculum Road, Nashville, TN 37211
(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.*

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* 8th *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.*

Howard J. Petty
HOWARD J. PETTY

Drusilla Petty
DRUSILLA PETTY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Howard J. Petty and wife, Drusilla Petty

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* 8th *day of* September, *19* 78

June D McKinney
Notary Public

Commission expires April 18, 1982

NOTARY PUBLIC DAVIDSON COUNTY

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 .....

WARRANTY DEED

FROM

Howard J. Petty et ux Drusilla Petty

TO

Kenneth P. Withrow et ux, Carol A. Withrow

E 8 8 6 2 L

IDENTIF. REFERENCE

SEP 14 10 08 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 14 78	CONV	32,675.91			
SEP 14 78	S'TAX		B*	85.02	
SEP 14 78	PR'FEE		B*	.50	
SEP 14 78	W'DEED		B*	4.00	* 89.52

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Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
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Chicago Title Insurance Company
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