THIS INSTRUMENT PREPARED BY:
Earl Thompson, Attorney
1406 Nashville City Bank Building
Nashville, Tennessee 37201

BOOK 5581 PAGE 621

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Paul G. Ketteman and wife, Jill N. Ketteman 3613 Westbrook Avenue (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37205 (CITY) (P. O. ZONE) (STATE)	First and Mid-South Mortgage Company 10th Floor, Nashville City Bank Building Nashville, Tn. 37201 (CITY) (ZONE) (STATE)	104-05 Par 243 Js

For and in Consideration of the sum of TEN AND NO/100 ($10.00)----------

---------- *DOLLARS*

and other valuable considerations, the Grantees, Paul G. Ketteman and wife, Jill N. Ketteman, hereby assuming and agreeing to pay the unpaid balance of a Deed of Trust originally executed by J. Leroy Scudder and wife, Inella Scudder to Franklin G. Clark, Trustee of record in Book 3718, Page 247, to secure First and Mid-South Mortgage Company a note dated February 14, 1964 in the original amount of $9,900.00. The Grantees herein assume and agree to pay the balance of said Note and to abide by all provisions and conditions of said Deed of Trust recorded as aforesaid.

The Grantors, Paul J. Ketteman and wife, Helen J. Ketteman,

have bargained and sold, and by these presents do transfer and convey unto the said Paul G. Ketteman and wife, Jill N. Ketteman, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 468, and the easterly 10 feet of Lot 469 on the Map of Richland Realty Company's Division "C", as of record in Book 421, Page 31, Register's Office for said County.

Said Lot No. 468, and part of Lot No. 469 front together 70 feet on the southerly side of Westbrook Avenue and run back 191 feet on the easterly line and 182 feet, more or less, on the westerly line to an alley and measures 71 feet thereon.

Being the same property conveyed to Paul J. Ketteman and wife, Helen J. Ketteman by deed from Mary Dee Allison, of record in Book 5090, Page 943, Register's Office for Davidson County, Tennessee.

The Grantors herein, Paul J. Ketteman and wife, Helen J. Ketteman, hereby transfer and convey to Grantees, Paul G. Ketteman and wife, Jill N. Ketteman, all taxes, insurance and other escrow credits in their account with First and Mid-South Mortgage Company.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,737.00

Subscribed and sworn to before me, this the 5th day of March 19 80

Affiant

My commission expires: 1-15-83

(Affix Seal)

Notary Public

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unimproved ( )
This is improved (X) property, known as 3613 Westbrook Avenue, Nashville, Tennessee 37205
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Paul G. Ketteman and wife, Jill N. Ketteman, their *heirs and assigns, forever.*

And we *do covenant with the said* Paul G. Ketteman and wife, Jill N. Ketteman *that* we are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.,* except as set out above.

And Paul J. Ketteman and wife, Helen J. Ketteman *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Paul G. Ketteman and wife, Jill N. Ketteman, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 31st *day of* March, *19* 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Paul J. Ketteman

Paul J. Ketteman

Helen J. Ketteman

Helen J. Ketteman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Linda J. Goodman, a Notary Public in and for said County and State, the within named Paul J. Ketteman and wife, Helen J. Ketteman,

the 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 day of March, 1980.

Linda J. Goodman, Notary Public.

Commission Expires 4-18-82

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that.....

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this.....

day of....., 19.....

....., Notary Public.

Commission Expires.....

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

PAUL J. KETTEMAN AND WIFE,
HELEN J. KETTEMAN

TO

PAUL G. KETTEMAN AND WIFE,
JILL N. KETTEMAN

PIONEER NATIONAL TITLE INSURANCE COMPANY

Public Square Building
344 Fourth Avenue North
NASHVILLE, TENNESSEE 37219
Phone 259-2290



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IDENTIFICATION REFERENCE

MAR 24 8 24 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5581 PAGE 625 _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			12737.00- CO	
			39.00 CO TX	
			.50 PRFEE	
			12.00 MISC	
			CHECK	48.50-
9287A03/24/80			SAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 81688

IDENTIFICATION REFERENCE

MAR 24 8 24 AM '80

REGISTER

No. 748346