Please Mail Back To
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214

BOOK 5636 PAGE 305

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August, 19 80.

Marie B. Cummings
Notary Public

MY COMMISSION EXPIRES: 6 February, 1982

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN G. DOAK, ATTORNEY - 2525 Lebanon Road, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Raymond E. Foster (NAME)	The Kissell Company (NAME)	5DU10553
4803 Citrus Drive (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	133-16
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Springfield, OH 45501 (CITY) (STATE) (ZIP)	106

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, CAROL DELBRIDGE SPAIN MILES/MINA CAROL SPAIN DIVORCED, AND HUSBAND BILLIE RAE MILES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RAYMOND E. FOSTER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 51 on the Plan of Kennilworth Estates, Section I as of record in Book 2900, pages 105 and 106, Register's Office for Davidson County, Tennessee.

SAID Lot No. 51 fronts 70 feet on the westerly side of Citrus Drive and runs back 140 feet between parallel lines to a line at the rear measuring 70 feet thereon.

BEING the same property conveyed to John James Spain, III and Carol Delbridge Spain by deed from Curtis E. Scott and wife, Doris Ann Scott of record in Book 3902, page 297, said Register's Office, the said parties having since divorced (#55170 June 25, 1969, Probate Court Book 14-A, page 307) with the interest of John James Spain, III being vested in Mina Carol Spain. The said Carol Delbridge Spain having since married Billie Rae Miles and the said Billie Rae Miles joins in this conveyance for any interest which he might have in subject property.
Carol Delbridge Spain, Mina Carol Spain and Carol Delbridge Spain Miles are one and the same person.

This is improved (XX) unimproved ( ) property, known as 4803 Citrus Drive, Nashville, TN 37211
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 8th day of August 19 80

CAROL DELBRIDGE SPAIN MILES: Carol Delbridge Spain Miles

BILLIE RAE MILES: Billie Rae Miles

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carol Delbridge Spain Miles and husband, Billie Rae Miles

the 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 8th day of August 19 80

Commission expires January 18, 1982

Ray Blakney
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who, upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

CAROL DELBRIDGE SPAIN MILES

ET VIR BILLIE RAE MILES

TO

RAYMOND E. FOSTER

G.O.2.1.18

IDENTIF. REFERENCE

AUG 13 8 47 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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
			41500.00- CO	
			107.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 114.40-	
5275A08/13/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.O.2.1.1.8

IDENTIF. REFERENCE

AUG 13 8 47 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 773360