Prepared By:
Gail Pigg, Attorney
Suite 1401
One Commerce Place
Nashville, TN 37239

WARRANTY DEED

6383 860

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Nathan U. Kindt and wife, Barbara A. Kindt (NAME)	First Southern Savings + Loan Assoc (NAME)	26W-7025
302 Fairfax Avenue (STREET ADDRESS OR ROUTE NUMBER)	4205 Hillsboro Rd, Ste 101-B (STREET ADDRESS)	104-6
Nashville, TN 37203 (CITY) (STATE) (ZIP)	Nashville Tenn 37215 (CITY) (STATE) (ZIP)	#93

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (10.00) *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated4-29-83, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 6048, Page 498, and note of even date thereby secured, in the original principal amount of $64,600.00, payable to First Southern Savings & Loan Association, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price.

MARK F. POYNTON and wife, MAUREEN M. POYNTON

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

Nathan U. Kindt and wife, Barbara A. Kindt

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 61 on the Plan of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, Pages 124 and 125, Register's Office for said County.

Said Lot No. 61 fronts 60 feet on the northerly side of Fairfax Avenue and extends back between parallel lines 195 feet to an alley.

Being the same property conveyed to Mark F. Poynton and wife, Maureen M. Poynton, by deed from Lillian Seligman, a widow, of record in Book 6048, Page 495, said Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 81,500.00

Subscribed and sworn to before me, this the 17th day of August, 19 84

Affiant

My commission expires: 1-20-85 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 302 Fairfax Avenue, Nashville, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto 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 for 1984 taxes,

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.

Whenever 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 hands this 17th *day of* August, 19 84 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mark F. Poynton
MARK F. POYNTON

Maureen M. Poynton
MAUREEN M. POYNTON

08/21 213.00 CHECK

3731

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6363 PAGE 861

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Mark F. Poynton and wife, Maureen M. Poynton

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 17th *day of* August *, 19* 84

Robert H Patton
Notary Public

Commission expires ~~1-20-85~~ April 17, 1988

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 *.

I 4 4 3 2 1

IDENTIF. REFERENCE

AUG 21 9 51 AM '84

FELIX E. WILSON, REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM
MARK F. POYNTON and wife,
MAUREEN M. POYNTON

TO
NATHAN U. KINDT and wife,
BARBARA A. KINDT

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 6363 PAGE 862

RECEIVED OF _____

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

81500.00- CONT.
211.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 218.40-
37A1A08/21/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 4 3 2 1

IDENTIF. REFERENCE

AUG 21 9 51 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0062464