Fell 41

Prepared By: KING, BALLOW & LITTLE
24th Floor
First American Center
Nashville, TN 37238

BOOK 5699 PAGE 903

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Mr. and Mrs. George F. King 423 Davidson Road Nashville, Tennessee 37219	same	Map 115-8 Parcel No. 69

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, JAMES J. BREUSS and wife, LORETTO B. BREUSS, have this day bargained and sold, and do hereby transfer and convey unto GEORGE F. KING and wife, VERA C. KING, the Grantees herein, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee being Lot No. 7 on the Plan of West Meade Village, Section C-1, as of record in Book 2331, page 25, Register's Office for said County.

Said Lot No. 7 fronts 220 feet on the southerly side of Davidson Road and extends back 383.7 feet on the westerly line and 377.5 feet on the easterly line to a dead line which is a broken line, measuring 158 feet thereon.

Being the same property conveyed to James J. Breuss and wife, Loretto B. Breuss, by deed from Ted Welch, unmarried, of record in Book 5949, page 719, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 1473, page 206; Book 1783, page 175; Book 3937, page 101, said Register's Office and to the matters set forth in the above referenced plan of record.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 240,000.00.

Vera C. King
AFFIANT

Subscribed and sworn to before me

this 1st day of November, 1985.

My Commission Expires: June 21, 1988

Kathleen R. Cochran
NOTARY PUBLIC

KATHLEEN R. COCHRAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is improved property known as 423 Davidson Road, Nashville, Davidson County, Tennessee.

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 as noted of record.

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 1st day of November, 1985.

James J. Breuss
JAMES J. BREUSS

Loretto B. Breuss
LORETTO B. BREUSS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Cynthia M. Bickel, a Notary Public in and for said County and State, JAMES J. BREUSS and wife, LORETTO B. BREUSS, the within named bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of November, 1985.

Cynthia M. Bickel
NOTARY PUBLIC

My Commission Expires:

July 17, 1988

NOV 1 3 49 PM '85
REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE

49823

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6699 PAGE 910

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

2400[illegible] U- [illegible]
624.00 [illegible]
.50 [illegible]
6.00 WD[illegible]
CHECK 630.50-

2890A11/01/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

49823

IDENTIFICATION REFERENCE

Nov 1 3 19 PM '85

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 188193