n47-4491

133-16
57

# WARRANTY DEED

5070-827
BOOK 8218 PAGE 194

*For and in Consideration of the sum of* Ten & no/100
*----------$10.00----------
*DOLLARS*

Cash in hand paid by John W. Kroutter and wife Adelaide Kroutter and other good and valuable considerations receipt of all of which is hereby acknowledged.

ad 9-19-62

Nash. Tenn.

CHANGE OWNERSHIP
Ins. am Tax M.C. Cashier
9-26-62

Mail owner & tax bills:
Adelaide Kroutter
327 Tampa Dr.
37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 62.00
Curtis K. Beaty
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 16th DAY OF Oct 1962.
B. Edwards
Deputy Register

We Joe R. Sadler
& Jean E. Sadler *have bargained and sold, and by these presents do transfer and convey unto the said* John W. Kroutter and wife Adelaide Kroutter , 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. 24 on the plan of Kenilworth Estates, Section 3, as of record in book 2900, page 149 and 150, Register's office for said County.
Said lot No. 24 fronts 64.3 feet on the westerly side of Tampa Drive and extends back 132.1 feet on the northerly line and 108.9 feet on the southerly line, to a dead line, measuring 89.8 feet thereon. Being part of the real property conveyed to Martin Zeitlin, Trustee, by deed from Adam J. Strasser and wife, dated May 27, 1960, filed May 27, 1960 ,and recorded in book 3072, page 556, said Register's office. An amendement to agreement of record in book 3311, page 276, said Zeitlin, Trustee to execute any conveyances.
This conveyance is made subject to an easement for sewer along northerly and westerly lines of premises, anchor easement at northeast and southeast corners of premises, 30-foot building setback line from Tampa Drive, and conditions of owners certificate, as shown on plan of record in book 2900, pages 149 and 150, said Register's Office; and to restrictive covenants contained in an instrument of record in book 3221, page 445, said Register's office.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* John W. Kroutter and wife, Adelaide Kroutter, their ..... *heirs and assigns, forever.*

*And* we *do covenant with the said* John W. Kroutter and wife Adelaiele Kroutter ..... *that* ..... *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

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*And* we Joe R. Sadler & Jean B. Sadler ..... *do further covenant and bind* ourselves ..... *heirs and representatives, to warrant and forever defend the title to the said* John W. Kroutter & wife Adelaide Kroutter their ..... *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* my *hand this* 19th. *day of* September, *19* 62, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joe R. Sadler

Jean B. Sadler

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Joe L. Sullivan, a Notary Public in and for said County and State, the within named Joe R. Sadler & Jean E. Sadler

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 21 day of Sept., 1962.

Joe L. Sullivan, Notary Public.

Commission Expires July 25, 1966

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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 .....

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# WARRANTY DEED

FROM

Joe R. Sadler & Jean B. Sadler

TO

John W. Kroutter & Adelaide Kroutter

6 5 2 2 2 2

IDENTIF. REFERENCE

Oct 16 2 59 PM '90

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0541 10/16 0101 03CHECK 217.60

Compliments of

**Guaranty Title Company**

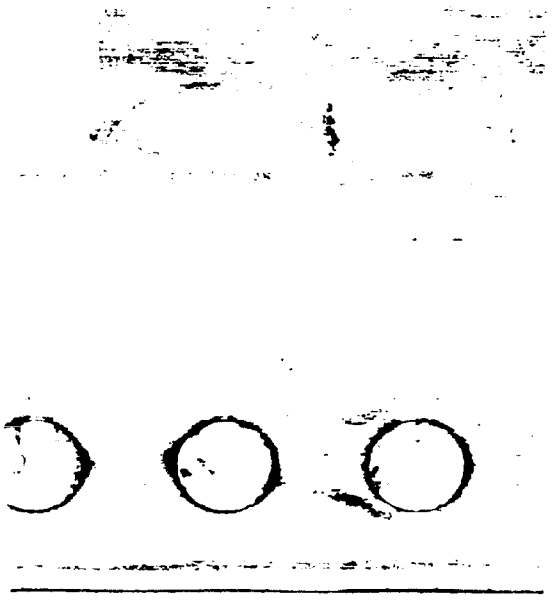
A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE



**OFFICIAL RECEIPT**

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

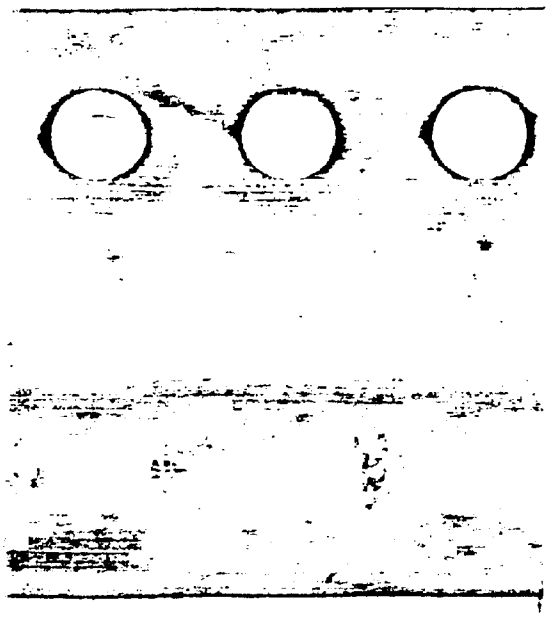
RECEIVED OF _____

FOR _____

BOOK 8218 PAGE 198

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

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|



| | |
|---|---|
| CAMT | 62000.00 |
| CON TX | 204.60 |
| PRFEE | 1.00 |
| WDEED | 12.00 |
| TOTAL | 217.60 |
| CHECK | 217.60 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/16/90 01 15:00 0001 0541

65222

IDENTIF. REFERENCE

OCT 16 2 59 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 364738