BOOK 3817 PAGE 453

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME)	Mr. Ray D. Osborne (NAME)	15D-9000
(STREET ADDRESS OR ROUTE NUMBER)	~~Virginia~~ Avenue (STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------

TEN and no/100 ($10.00) ---------- *DOLLARS*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

we, Vernon E. Powell and wife, Marian A. Powell,

have bargained and sold, and by these presents do transfer and convey unto the said Ray D. Osborne, his *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 the easterly one-half of Lot No. 25 on the Plan of Maplewood Manor, as of record in Book 547, page 102, Register's Office for said County.

Said part of Lot No.25 fronts 50 feet on the southerly side of Virginia Avenue and extends back 266.35 feet on the easterly line and 268.11 feet on the westerly line to a dead line, measuring 50 feet thereon.

Being part of the real property conveyed to Vernon E. Powell and wife, Marian A. Powell, by deed from J. B. Ferrell and wife, of record in Book 1938, page 156, Register's Office for said County.

unimproved ( )
This is improved ( ) property, known as ..... Virginia Avenue, Nashville, Tenn.
(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 Ray D. Osborne, *his heirs and assigns, forever.*

And we *do covenant with the said* Ray D. Osborne, *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.*

And we, Vernon E. Powell and wife, Marian A. Powell, *do further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Ray D. Osborne, *his heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 23 *day of* September, *19* 64, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Vernon E. Powell

Marian A. Powell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [illegible], *a Notary Public in and for said County and State, the within named* Vernon E. Powell and wife, Marian A. Powell,

*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* [illegible] *day of* September, *19* 64

[illegible], *Notary Public.*

Commission Expires [illegible] May 7, 1968

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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STATE TAX $ 3.35
PROBATE .50
TOTAL $ 3.85

SEP 30 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN

PAID SEP 30 1964
CT

Title to Woodbine Realty Co - 4705 Danbeth Rd - Nashville

52034

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 30 2 21 PM '64

REC'D. & REGISTERED

DEP. REG.

WARRANTY DEED

FROM

VERNON E. POWELL, et ux

TO

RAY D. OSBORNE

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

Frank S King, Jr.