WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eldridge C. Sexton (NAME:)	Kimbrough-Kavanaugh & Assoc. (NAME:)	6D W8 39625
2081 Whitney Avenue (STREET ADDRESS OR ROUTE NUMBER)	416 Union Street (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of - - - - - - - - - $10,000.00 - - - - - - - - -

- - - - - - - - - - - - - - - - TEN THOUSAND AND NO/100 - - - - - - - - - - - - DOLLARS,

Cash in hand paid, receipt of which is hereby acknowledged,

We, Clyde W. Boyd and wife, Myrtle H. Boyd,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Eldridge C. Sexton and wife, Edith J. Sexton, 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. 87 on the Plan of Woodycrest Subdivision, Section 1, of record in Book 1835, page 25, Register's Office for Davidson County, Tennessee.

Said Lot No. 87 fronts 80 feet on the westerly side of Whitney Avenue and runs back between parallel lines measuring 150 feet to a dead line.

Being the same property conveyed to Clyde W. Boyd and wife, Myrtle H. Boyd, by deed from Monarch Homes, Inc., of record in Book 1970, page 411, said Register's Office.

This is unimproved ( ) improved (X) property, known as 2081 Whitney Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Eldridge C. Sexton and wife, Edith J. Sexton, their _____ heirs and assigns, forever.

And we do covenant with the said Eldridge C. Sexton and wife, Edith J. Sexton _____ 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, Clyde W. Boyd and wife, Myrtle H. Boyd _____ do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Eldridge C. Sexton and wife, Edith J. Sexton, their _____ heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 5th day of October, 1964

_____

Clyde W Boyd
Clyde W. Boyd

_____

Myrtle H. Boyd
Myrtle H. Boyd

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jan Glascock, a Notary Public in and for said County and State, the within named Clyde W. Boyd and wife, Myrtle H. Boyd

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 5th day of October, 1964

Commission expires MAY 22, 1965

Jan Glascock
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
Clyde W. Boyd et ux

TO
Eldridge C. Sexton et ux

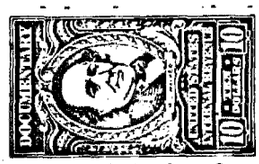
KIMBROUGH-KAVANAUGH & ASSOCIATES

53455

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 7 2 26 PM '64

BOOK 4110 PAGE 487
RECORDING FEE 2.00
DEP. REG. 2





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Titles Guarante
NASHVILLE, TEN

4/10, Rad

STATE TAX $ 15.00
PROBATE .50
TOTAL $ 15.50

OCT 7 1964

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

PAID OCT 7 1964

CT