11D27410
Map 52-7
Par. 77

M.C.

WARRANTY DEED — MADISON TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. _____

SEND TAX NOTICES TO: Prudential Insurance Company of America

ADDRESS: P. O. Box 2202, Jacksonville 3, Florida

For and in Consideration of the sum of TEN AND NO/100---------- ($10.00) ---DOLLARS

cash in hand paid by A. L. Sutton and wife, Artie Sutton, and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption by the said A. L. Sutton and wife, Artie Sutton, of the unpaid balance of a certain indebtedness as evidenced by a promissory note, dated June 23, 1955, in the original principal amount of $11,100.00, secured by a deed of trust executed by C. E. Corlew and wife, Helen S. Corlew, to R. Bruce Robertson, Jr., Trustee, of record in Book 2421, page 147, Register's Office for Davidson County, Tennessee, which said unpaid balance the said A. L. Sutton and wife, Artie Sutton, do hereby agree to assume and promise to pay, we,

A. O. STINSON AND WIFE, DIXIE L. STINSON,

have bargained and sold, and by these presents do transfer and convey unto the said

A. L. SUTTON AND WIFE, ARTIE SUTTON, 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. 75 on the Plan of Madison Heights Subdivision, Section II, Part IV, as of record in Book 2133, page 106, Register's Office for said County.

Said Lot No. 75 fronts 135.96 feet on the northerly side of Jasperson Drive and extends back between lines 286.45 feet on the westerly side and 279.17 feet on the easterly side to a dead line in the rear, measuring 156.05 feet thereon.

Being the same property conveyed to A. O. Stinson and wife, Dixie L. Stinson, by deed from C. E. Corlew and wife, Helen S. Corlew, of record in Book 2495, page 79, Register's Office for Davidson County, Tennessee.

This is improved property, known as 1010 Jasperson Drive, Madison, Tennessee.

This conveyance is made subject to restrictions of record in Book 2241, page 209, and Book 2291, page 399, said Register's Office, and setback line and easements as shown on plan of record in Book 2133, page 106, said Register's Office.

Possession of the above described premises to be given March 1, 1965.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said A. L. Sutton and wife, Artie Sutton, their heirs and assigns, forever.

And we do covenant with the said A. L. Sutton and wife, Artie Sutton, 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., except as stated herein, and taxes for 1965 which have been pro-rated and assumed by the purchasers.

And we, A. O. Stinson and wife, Dixie L. Stinson, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said A. L. Sutton and wife, Artie Sutton, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 17th day of January, 19 65.

A. O. Stinson

Dixie L. Stinson

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named A. O. Stinson and wife, Dixie L. Stinson,

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 Madison, Tennessee, this 18th day of January, 1965

Dixie Caldwell, Notary Public

Commission Expires 10-20-1968

STATE OF _____
County of _____

Personally appeared before me, _____, Notary Public in and for said County and State, the within named _____

the bargainor ____, with whom I am personally acquainted, and who acknowledges 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

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 _____ respectiveiy 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

A. O. STINSON ET UX

TO

A. L. SUTTON ET UX

65973

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 21 11 23 AM '65

NOTE ... 110 PAGE 356

RECORDING FEE $ 2.00

DEP. REG. M

STATE TAX $ 2.75

PROBATE 50

TOTAL $ 3.25

JAN 21 1965

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

Madison Title Company
MADISON, TENNESSEE