QUIT CLAIM DEED

BOOK 3870 PAGE 296

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES HOWARD DARVIN & MELVIN EUGENE DARVIN	CHARLES HOWARD DARVIN	2W30030
1521 16th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	(NAME) 1521 16th Avenue North (STREET ADDRESS)	Map 81-11
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 286 M.D

For and in Consideration of the sum of ONE ($1.00) ---------- *DOLLARS*

Cash in hand paid and other good and valuable consideration the receipt of which is hereby acknowledged.

I, Pauline Brown *have bargained and sold, and by these presents do transfer and convey unto the said* Charles Howard Darvin and Melvin Eugene Darvin Their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:* All the right, title & interest that I own in and to

Being part of lot No. 338, in a plan called the addition to the town of McGavock, which is of record in Book No. 21, Page 41, of the R.O.D.C. Tennessee, and described as follows:

Beginning in the westerly margin of 16th Avenue North, formerly Henderschott Street, at a point 30 feet north of the dividing line between lots Nos. 337 and 338, in said plan, thence northerly, and with the westerly margin of said Avenue, 30 feet to a point, 60 feet northerly from said corner, to said two lots and extending back between parallel lines 170 feet more or less to a 16 foot alley, said lots adjoin and lies immediately north of a 30 foot let hereinbefore conveyed to Isaac Bradley be deed recorded in Book No. 439 Page 334, of the R.O.D.C. Tennessee.

Being the same property conveyed to George Price and wife Maggie Price by deed from Henry Abernathy and wife Jennie Abernathy of record in Book_____ Page_____ R.O.D.C.

This is ~~unimproved~~ ( ) improved (X) property, known as 1603 1/2 16th Avenue North (House Number) (Street) Nashville, Tennessee 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 Charles Howard Darvin and Melvin Eugene Darvin Their *heirs and assigns, forever.*

And I *do covenant with the said* Charles Howard Darvin and Melvin Eugene Darvin *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, PAULINE BROWN *do further covenant and bind* Myself and My *heirs and representatives, to warrant and forever defend the title to the said land to the said* Charles Howard Darvin and Melvin Eugene Darvin Their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness My *hand this* 13 *day of* March, *19* 65, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Pauline Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Marion R. Buchanan Notary Public in and for said County and State, the within named PAULINE BROWN

the bargainor she with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13 day of MARCH, 19 65.

Marion R. Buchanan, Notary Public.

Commission Expires April 24, 1966.

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.....

WARRANTY DEED

FROM

PAULINE BROWN

TO

CHARLES HOWARD DARVIN

and MELVIN EUGENE DARVIN

72682

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 15 4 12 PM '65

NOTE/DEED 111 PAGE 216

RECORDING FEE $ 2.20

DEP. REG.

STATE TAX $ .60

PROBATE .50

TOTAL $ 1.10

MAR 15 1965

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

PAID MAR 15 1965

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE