WARRANTY DEED

BOOK 3874 PAGE 491

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Flo H. Jennison (NAME:)	same (NAME:)	MAP 149
1701 Ashwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR 168+169
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	20 2250 20 2285 ew

For and in Consideration of the sum of $10.00----------

----------TEN AND NO/100----------*DOLLARS*

Cash paid by Flo H. Jennison, and other good and valuable considerations, the receipt of which is hereby acknowledged.

I, Ora M. Eastes

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Flo H. Jennison

.....her.....*heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Two tracts of land in the 2nd, formerly the 5th, Civil District of Davidson County, Tennessee, as follows:

TRACT NO. 1: Beginning at the southwesterly end of the lot of Mrs. Lillie Sanford, same being the southeasterly end of the property herein described, which is also on the northerly line of an alley, southwesterly 529 feet, more or less, to a cedar stump in the line of J. S. Tatom's property; thence with Tatom's line and the westerly line of the lot herein described, northerly with a wire fence 379 feet, more or less, to a cedar post in said fence; thence in a northeasterly direction with the turn of the fence 100 feet to a set stone, the northwest corner of this property and the Dunnaway property; thence southeasterly 200 feet, more or less, to a point in said Dunnaway's property; thence easterly 166 feet, more or less, in direction of the Murfreesboro Pike to a point; thence southeasterly 161 feet, more or less, to the place of beginning, being an estimated 2-1/4 acres, more or less.

Being the same real property conveyed to S. W. Eastes and wife, Ora M. Eastes, by deed from Loy Leo Thomas and wife, dated May 30, 1960, filed June 1, 1960, and recorded in book 3073, page 435, Register's Office for said County.

TRACT NO. 2: Being described according to a survey made by John Wilkes, Civil Engineer, March 18, 1939, as follows:

Beginning in the center of the Murfreesboro Pike, at the southeast corner of the 2 acre tract conveyed to J. A. Wright and wife, by deed from A. P. Kirk and wife, of record in book 305, page 73, Register's Office for said County; thence with the center of said Pike, south 45° east 65 feet to Mrs. H. L. Carter's corner; thence with her line, south 53° west 200

feet to a stake, her corner; thence south 45° east 100 feet to a stake, her corner; thence south 53° west 50 feet to a stake; thence north 45° west 165 feet to a stake; thence north 53° east 250 feet to the beginning.

Being the same real property conveyed to S. W. Eastes and wife, Ora Mae Eastes, by deed from Mazie Catherine Mullins, dated March 23, 1959, filed March 26, 1959, and recorded in book 2882, page 301, said Register's Office.

The said S. W. Eastes having since died and the said Ora M. Eastes and Ora Mae Eastes being one and the same person.

unimproved ( )
This is improved ( ) property, known as ..... (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 Flo H. Jennison *her heirs and assigns, forever.*

And I *do covenant with the said* Flo H. Jennison *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, Ora M. Eastes *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Flo H. Jennison *her heirs and assigns against the lawful claims of all persons whomsoever. Witness* my *hand this* 25th *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.*

X Ora M. Eastes
Ora M. Eastes

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Beverly Womble, *a Notary Public in and for said County and State, the within named* Ora M. Eastes

the bargainor....., 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* 25th *day of* March, *1965.*

Notary Public.

Commission Expires 5/18/68

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

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.....

BOOK 3874 PAGE 494

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

Dobson & Jo .son, Inc.



74302

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

MAR 29 10 40 AM 65

RECORDED IN BOOK 2285
PAGE 494

DEP. REC.

TO

Flo H. Tennison

FROM

Ora M. Eastes

WARRANTY DEED

$9,100.00

STATE TAX $ 1365
PROBATE .50
TOTAL $ 1415

MAR 26 1965

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

PAID MAR 26 1965