WARRANTY DEED

BOOK 3875 PAGE 505

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul O. Branding	same	129-10
(NAME)	(NAME)	
6690 Clearbrook Dr.		Par. 070
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37205		8D73795
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Eight Thousand one hundred Twelve and 49/100ths

(~~$8,112.49~~) *DOLLARS*

cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of the payment of the balance of approximately $24,387.51 due to the Prudential Insurance Company of America on loan No. 5,093,206 evidenced by a note dated Oct. 16, 1961, and secured by a deed of trust of record in Book 3293, page 225, Register's Office for Davidson County, Tennessee, by the grantees, Paul Otto Branding and wife Velma Marie Branding

we, Basil J. Kincaid and wife Ester E. Kincaid *have bargained and sold, and by these presents do transfer and convey unto*

the said Paul Otto Branding and wife, Velma Marie Branding

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. 38 on the Plan of West Meade Park, Section 1, as of record in Book 2900, pages 103 and 104, Register's Office for Davidson County, Tennessee.

Said Lot no. 38 fronts 138. 8 feet on the westerly side of Clearbrook Drive and extends back between parallel lines 350 feet on the northerly line and 350 feet on the southerly line to a dead line in the rear, measuring 128.4 feet.

Being the same property conveyed to Basil J. Kincaid and wife, Ester E. Kincaid, by deed from Blake O. Baird and wife, of record in Book 3789, page 633, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 6690 Clearbrook Dr. (House Number) (Street) Nashville, Tenn. (P. O. Address:) 37205 (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 Paul Otto Branding and wife Velma Marie Branding

their *heirs and assigns, forever.*

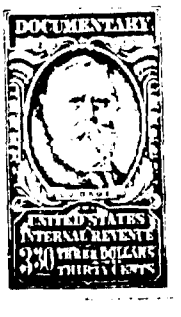
And we *do covenant with the said* Paul Otto Branding and wife Velma Marie Branding *that* we are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered* except for the above mentioned deed of trust of record in Book 3293, page 225, said Register's Office and 1965 taxes

And we, Basil J. Kincaid and wife Ester E. Kincaid *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Paul Otto Branding and wife Velma Marie Branding their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 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.*







NOTARY PUBLIC DAVIDSON COUNTY, TENN.

RECORDER'S MEMO: Legibility of Writing, Typing or Printing Unsatisfactory in this Document when received.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Dunan D Stamps, a Notary Public in and for said County and State, Basil J. Kincaid and wife Ester E. Kincaid,

the within named bargainors, 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 29th day of March, 19 65.

Dunan D Stamps Notary Public

Commission expires 8-18-68

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
Basil J. Kincaid et ux

TO
Paul O. Branding et ux

STATE TAX $ ~~1.35~~ .48 7.5
PROBATE .50 .50
TOTAL $ ~~1.85~~ 49.25

MAR 31 1965

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

PAID MAR 31 1965

74704

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 31 1 12 PM '65
FEE 111 304
RECORDING 2.00
DEP. REG. C

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE