WARRANTY DEED

ATTORNEYS TITLE COMPANY

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| Mr. & Mrs. Clyde A. Brazier (NAME) | Security Federal Savings & Loan (NAME) | map 34-9 |
| 1507 Monticello Avenue (STREET ADDRESS OR ROUTE NUMBER) | 500 Union Street (STREET ADDRESS) | PAR 16 |
| Madison, Tennessee (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | GC 14661 |

**For and in Consideration of** the sum of Ten And No/100----------

----------($10.00)---------- **DOLLARS**, cash in hand paid by the grantees, Clyde A. Brazier and wife, Catherine E. Brazier, other good and valuable considerations, the receipt of which is hereby acknowledged, and, as further and additional considerations, the grantees assume and agree to pay the notes secured by Deeds of Trust of record in Book 3138, page 560, and Book 3140, page 560, Register's Office for Davidson County, Tennessee, the terms and conditions of said notes and deeds of trust being included herein by reference, the same as if fully copied herein,

we, JERRY C. WOLVERTON and wife, JANIS FAYE WOLVERTON, **have bargained and sold, and by these presents do transfer and convey unto the said** CLYDE A. BRAZIER and wife, CATHERINE E. BRAZIER,

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

BEING part of Lots Nos. 28 and 30 on the Map of Bransford Realty Company's Alta Loma Subdivision, as of record in Book 421, page 44, Register's Office for said County, and being designated as Tract No. 5 on the unrecorded survey showing a division of a part of said lots for Clyde Loftis made by N.G. Jenkins, Surveyor, dated April 4,1959, Described as follows according to said survey;

BEGINNING at a point in the center line of Monticello Drive, or Avenue, at the corner of Tracts Nos. 5 and 6, said point being 315.5 feet, more or less, North from the center line of Monticello Drive, or Ave.; thence with the line between said Tracts 5 and 6, S 88° 19 E 295 feet, more or less, to a point; thence N 2° 45' W 64 feet, more or less, to a corner of Tract No.4; thence with the line between Tracts 5 and 4, N 88° 03' W 318.9 feet more or less, to the center line of Monticello Drive, or Ave.; thence with the center line of Monticello Drive, or Ave., S 21° 20' E, 71 feet, more or less, to the point of beginning.

BEING the same property conveyed to Jerry C. Wolverton and wife, Janis Faye Wolverton, by deed from Clyde M. Loftis and wife, Thelma L. Loftis, of record in Book 3130, page 361, Register's Office for said County.

This is unimproved ( ) improved (X) property, known as 1507 Monticello Aveneu, Madison, 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** CLYDE A. BRAZIER and wife, CATHERINE E. BRAZIER, their **heirs and assigns, forever.**

**And** we **do covenant with the said** CLYDE A. BRAZIER and wife, CATHERINE E. BRAZIER, **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, JERRY C. WOLVERTON and wife, JANIS FAYE WOLVERTON, **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** CLYDE A. BRAZIER and wife, CATHERINE E. BRAZIER, their **heirs and assigns against the lawful claims of all persons, whomsoever**

**Witness** our hands **this** 6th **day of** April **19** 65

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerry C. Wolverton and wife, Janis Faye Wolverton,

the 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 Madison, Tennessee, this 5th day of April 1965.

Commission expires July 28, 1965

James L. Jones
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

1525 GALLATIN RD. N.
MADISON, TENN

# WARRANTY DEED

FROM

JERRY C. WOLVERTON AND WIFE, JANIS FAYE WOLVERTON

TO

CLYDE A. BRAZIER AND WIFE, CATHERINE E. BRAZIER

75622

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 7 3 03 PM '65

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RECORDING FEE 2.00
DEP. REG. 2.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ 16.13
PROBATE
TOTAL $ 16.63 50

APR 7 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY TENN

BAIL