BOOK 3888 PAGE 96

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Calvin C. & Rosa G. Crowder (NAME:)	Fidelity Federal Savings & Loan (NAME:)	11-D52845
314 Dupont Street (STREET ADDRESS OR ROUTE NUMBER)	4th & Union Street (STREET ADDRESS)	MAP 43-09
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PAR 231 11 D 52845

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

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

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, JAMES A. BROOKS AND WIFE, FRANCES M. BROOKS, ---------- **have bargained and sold, and by these presents do transfer and convey unto the said** CALVIN C. CROWDER AND WIFE, ROSA G. CROWDER, ---------- 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. 40 of Block B, on the Map of Woodlawn Estates, of record in Book 843, page 82, Register's Office for said County.

Said Lot No. 40 fronts 101 feet on the south side of DuPont Avenue and runs back between parallel lines, 165 feet to a dead line.

Being the same real property conveyed to James A. Brocks and wife, Frances M. Brocks, by deed from William F. Hoover, Sr., et al, of record in Book 2643, page 185, said Register's Office.

This is unimproved ( ) improved (X) property, known as 314 DuPont (House Number) Street (Street) Madison, Tennesse (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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our **hand** s **this** 30th **day of** April, **19** 65

James A Brooks
James A. Brooks

Frances M Brooks.
Frances M. Brooks

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James A. Brooks and wife, Frances M. Brooks,

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 30th day of April, 1965.

Commission expires May 18, 1968

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

WARRANTY DEED

FROM
JAMES A. BROOKS ET UX

TO
CALVIN C. CROWDER ET UX

79536

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 6 1 36 PM '65

NOTE 111 PAGE
RECORDING FEE $ 2.00
DEP. REG. X

Frank S. King, Jr.
Attorney at Law
507 American Trust Bl
Nashville, Tennessee

$2.10 #6/4-2117

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

PAID MAY 6 - 1965

STATE TAX $ 1.40
PROBATE 50
TOTAL $ 1.90

MAY 6 1965