TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
John W. Baldwin
(NAME)
2725 Bobby Avenue
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS BOOK 3896 PAGE 635
Noel-Palmer Mortgage Co., Inc.,
(NAME)
Stahlman Building
(STREET ADDRESS)
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
15D-16795
Map 73-1
Pat. 78

For and in consideration of the sum of $10.00
TEN AND NO/100---------- DOLLARS
cash in hand paid by
JOHN W. BALDWIN AND WIFE, BONNA J. BALDWIN
hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,
REBECCA McDUFFEE CROOK,
hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 28 on the Map of Happy Valley, Sec. "B", not of record, and described according to a survey made by Hal R. Swann, Jr., Surveyor, dated May 15, 1965, as follows:
BEGINNING at a point in the northerly margin of Bobby Avenue, at a point 600 feet east of the easterly margin of Cooper Lane, said point being the corner of Lots 27 and 28; thence with the line between said two lots, northwardly 140 feet to a point; thence eastwardly 75 feet to the corner of Lots 28 and 29; thence with the line between said lots, southwardly 140 feet to the northerly margin of Bobby Avenue; thence with said Avenue, westwardly 75 feet to the beginning.
Being the same property conveyed to Rebecca McDuffee Crook, by two deeds; one from Charles C. Gassaway and wife, in Book 2539, page 586, and one from Lonnie G. Crook, in Book 3134, page 75, both in said Register's Office.

This is unimproved ( ) improved (X) property, known as 2725 Bobby Avenue (Street) Nashville, Tennessee (City or Town) (Postal Zone)
(House Number) P. O. Address:

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.

Whenever 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 hands this 28th day of May, 19 65

Rebecca McDuffee Crook
Rebecca McDuffee Crook

STATE TAX $ 11.55
PROBATE 50
TOTAL $ 12.05

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named
Rebecca McDuffee Crook,
the bargainors, 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 28th day of May, 19 65.

JUN 1 1965
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUN 1 - 1965

My Commission expires May 1, 1966. Notary Public L D Richards

TENNESSEE TITLE COMPANY

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

PUT REVENUE STAMPS HERE:

82833

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 1 11 47 AM '65
NOTED BOOK 1144 PAGE 69
RECORDING FEE $ 2.00
DEP. REG.

PLEASE PUT IN TENN. TITLE CO. BOX
REGISTER STAMP BELOW
REGISTERS OFFICE

Warranty Deed
G-17929-jmn
FROM
REBECCA McDUFFEE CROOK
To
JOHN W. BALDWIN, ETUX.