WARRANTY DEED | **ATTORNEYS TITLE COMPANY**

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. James H. Carney (NAME)	Kimbrough-Kavanaugh & Associ-ates (NAME)	MAP 133-2
3220 Avenel Avenue (STREET ADDRESS OR ROUTE NUMBER)	416 Union Street (STREET ADDRESS)	PAR 198
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	40A 52480 WVP

For and in Consideration of the sum of TEN AND NO/100 ($10.00) - DOLLARS

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 2268, page 63, Register's Office for Davidson County, Tennessee.

This Instrument Was Prepared By
Phillip Saindon (cp)
Of The Law Firm Pedigo & Saindon
Stahlman Building Nashville, Tennessee

We, Paul C. Ricks, Sr. and wife, Wyleen H. Ricks,
have bargained and sold, and by these presents do transfer and convey unto the said James H. Carney and wife, Nannie W. Carney 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. 6 on the Plan of Gammel's Subdivision of a part of D. C. Buell's Tract, as of record in Book 2083, page 73, Register's Office for said County, more particularly described as follows:

Lot No. 6 fronts 70 feet on the easterly side of Avenel Avenue, and runs back between lines, 274.1 feet on the southerly side and 273.8 feet on the northerly side to a dead line in the rear and measures 70 feet on said dead line.

Being the same property conveyed to Paul C. Ricks, Sr. and wife, Wyleen H. Ricks, by deed from Kenneth Miron Holton and wife, Martha Jean Holton, of record in Book 2341, page 635, Register's Office for Davidson County, Tennessee.

The above described property is conveyed subject to the restrictions of record in Book 2248, page 47 and the Plan of Record in Book 2083, page 73, Register's Office for Davidson County, Tennessee.

The escrow account now on deposit with Kimbrough-Kavanaugh & Associates is hereby transferred and conveyed to the purchasers.



This is unimproved ( ) improved (X) property, known as 3220 Avenel Avenue, Nashville, 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 James H. Carney and wife, Nannie W. Carney their heirs and assigns, forever.

And we do covenant with the said James H. Carney and wife, Nannie W. Carney 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 as noted above.

And we, Paul C. Ricks, Sr. and wife, Wyleen H. Ricks do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James H. Carney and wife, Nannie W. Carney their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 26 day of July, 1965

X Paul C. Ricks Sr.

X Wyleen H. Ricks

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Edward W. Hale, a Notary Public in and for said County and State, the within named Paul C. Ricks, Sr. and wife, Wyleen H. Ricks

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 Nashville Tennessee, this day of July, 1965.

Edward W. Hale, Notary Public

Commission Expires Nov 16, 1968

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
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

11,300

WARRANTY DEED

FROM

PAUL C. RICKS, SR., ET UX

TO

JAMES H. CARNEY, ET UX

STATE TAX $ 1.10
PROBATE .50
TOTAL $ 1.60

JUL 28 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUL 28 1965 JR

90677

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 28 12 55 PM '65

NOTED, BOOK 1147 PAGE 133
RECORDING FEE $ 2.00
DEP. REG. _____

Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

ED HILL REALTY CO.
2221 NOLENSVILLE RD.

PEDIGO & SAINDON

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