WARRANTY DEED

BOOK 3942 PAGE 652

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Horace C. Pratt	Same	11D-49225
(NAME:) 125 Oak Street	(NAME:) Madison Auto Parts 301 Gallatin Rd. S.	MAP 43-L3
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee	(STREET ADDRESS) Madison, Tennessee	Par. 161 MS
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------

TEN and no/100 ($10.00) ---------- *DOLLARS*
cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged,

we, James W. Shivel and wife, Ruth B. Shivel, *have bargained and sold, and by these presents do transfer and convey unto the said* Horace C. Pratt and wife, Virginia R. Pratt, 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. 9 of Block "E" on the Map of Forest Park Subdivision at Madison, Tennessee, of record in Book 843, page 44, Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 50 feet on the westerly side of Second Avenue and runs back between parallel lines, along the northerly margin of Oak Street, 125 feet to a dead line.

Being the same property conveyed to James W. Shivel and wife, Ruth B. Shivel, by deed from T. R. Buchanan and wife, Mabel F. Buchanan, of record in Book 1385, page 681, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 125 Oak Street, Madison, Tennessee
(House Number) (Street) P. O. Address: (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 Horace C. Pratt and wife, Virginia R. Pratt, *their heirs and assigns, forever.*

And we *do covenant with the said* Horace C. Pratt and wife, Virginia R. Pratt, *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, James W. Shivel and wife, Ruth B. Shivel, *do further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Horace C. Pratt and wife, Virginia R. Pratt, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands *this* 28th *day of* September, *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.*

James W. Shivel

Ruth B. Shivel

~~STATE OF TENNESSEE~~ } STATE OF FLORIDA)
~~COUNTY OF DAVIDSON~~ } COUNTY OF Bay)

Personally appeared before me, Tina Amos, a Notary Public in and for said County and State, the within named James W. Shivel and wife, Ruth B. Shivel,

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 Panama City, Florida, this 2nd day of September, 1965.

Tina Amos, Notary Public.

Commission Expires NOTARY PUBLIC, STATE of FLORIDA at LARGE MY COMMISSION EXPIRES JUNE 27, 1969 BONDED THROUGH FRED W. DIESTELHORST

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
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.....

Mail Ramsey Realty $500
P.O. Box 262
Madison, Tenn.

STATE TAX $ 8.25
PROBATE .50
TOTAL $ 8.75

OCT 5 1965

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

PAID OCT 5 1965
CT

WARRANTY DEED

FROM

JAMES W. SHIVEL, et ux

TO

HORACE C. PRATT, et ux

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

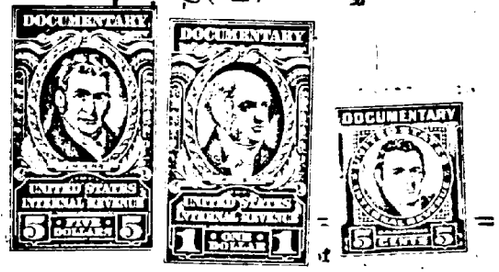
OCT 5 9 34 AM '65

RECORDING FEE $ 2.75

DEP. REG.

NOTED: SCAN 2 PAGES

00402



Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

This instrument prepared by:
Frank S. King, Jr., Attorney
507 Guaranty Title Building

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