WARRANTY DEED

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THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

This instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law, Stahlman Building, Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. L. Ivens (NAME)	H. L. Ivens (NAME)	Map 119-5 P/o Par. 237
106 Elberta Street (STREET ADDRESS OR ROUTE NUMBER)	106 Elberta Street (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (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 considerations, the receipt of which is hereby acknowledged,

We, Dale C. Fenner and wife, Ann L. Fenner

---------- **have bargained and sold, and by these presents do transfer and convey unto the said**

H. L. Ivens and wife, Virginia Green Ivens

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 the westerly 50 feet of Lots Nos. 177, 178 and 179, on the Map of the re-subdivision of Lots Nos. 3, 4, 5 and 6, Cumberland Nurseries, as of record in Book 332, page 148, Register's Office for said County; said parts of Lots Nos. 177, 178 and 179 front together 50 feet on the southerly side of Elberta Street and run back between parallel lines with the easterly margin of Foster Street, 156 feet to an alley.

INCLUDED IN the above description but expressly EXCLUDED from this conveyance is the following property:

Being a strip of land fronting 8 feet on the easterly margin of Foster Avenue and running back between parallel lines 50 feet to a line measuring 8 feet thereon. Said land is the southerly 8 feet facing Foster Avenue of Lot No. 177 on the Map of the re-subdivision of Lots Nos. 3, 4, 5 and 6, Cumberland Nurseries, as of record in Book 332, page 148, said Register's Office, more particularly described as being a portion of Lot No. 177 on the Map of the re-subdivisinn of Lots Nos. 3, 4, 5 and 6, Cumberland Nurseries, commencing at the westerly common corner of Lots Nos. 176 and 177; thence northerly along the easterly margin of Foster Avenue a distance of 8 feet; thence easterly a distance of 50 feet; thence southerly a distance of 8 feet; thence westerly along the common line of Lots Nos. 176 and 177, a distance of 50 feet to the point of origin.

Being the same property conveyed to Dale C. Fenner and wife, Ann L. Fenner, by deed from Edward W. Hill and Houston Ross, of record in Book 2902, page 618, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2506 Foster Avenue (House Number) (Street) Nashville, Tennessee 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** 4th **day of** October, **19** 65

---------- Dale C. Fenner

---------- Ann Fenner

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jo Carr Smith, a Notary Public in and for said County and State, the within named Dale C. Fenner and wife, Ann L. Fenner

the bargainor, 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 4th day of October 1965

Commission expires April 25, 1967

Jo Carr Smith
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

Atlp Title Co 5.12492
2.50

WARRANTY DEED

FROM

Dale C. Fenner and wife,
Ann L. Fenner

TO

H. L. Ivens and wife,
Virginia Green Ivens

00640

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT. 6 10 41 AM '65

NOTED: BOOK 112 PAGE 586
RECORDING FEE $ 2.50
DEP. REG. X

eys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ 3.75
PROBATE 50
TOTAL $ 4.25

OCT 6 1965

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

PAID OCT 6 1965