Deed Prepared By:
BAILEY, EWING, DALE & BAILEY, Attys,
~~710-19 Nashville Trust Building~~
~~Nashville, Tennessee 37201~~

WARRANTY DEED BOOK 3945 PAGE 677

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chester Godwin, et ux (NAME)	United Mortgagee Servicing Corp. (NAME)	12DA 43830
1311 North 6th Street (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 71 16
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia (CITY) (ZONE) (STATE)	Par 367

For and in consideration of the sum of Ten and 00/100 ($10.00) - **DOLLARS**

and other good and valuable considerations, cash in hand paid by Chester Godwin and wife, Martha L. Godwin, to Andrew Ewing, Trustee, receipt of which is hereby acknowledged, I, Andrew Ewing, Trustee,

______ **have bargained and sold, and by these presents do transfer and convey unto the said** Chester Godwin and wife, Martha L. Godwin, 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. 26 on the Plan of Tom Joy Subdivision, as of record in Book 3600, page 47, Register's Office for Davidson County, Tennessee.

Said Lot No. 26 fronts 58.46 feet on the easterly margin of North Sixth Street and runs back between lines measuring 128.3 feet on the northerly line and 140.10 feet on the southerly line to a dead line in the rear, on which it measures 64.8 feet.

Being part of the same property conveyed to Andrew Ewing, Trustee, by deed from Vernon Williams & Son, a partnership, of record in Book 3769, page 311, Register's Office for Davidson County, Tennessee.

Said conveyance is expressly subject to the following:

1. Restrictive Covenants contained in instrument of record in Book 3763, page 136, Register's Office for Davidson County, Tennessee.

2. The Plan of record in Book 3600, page 47, said Register's Office, shows a 30-foot minimum building setback line from North Sixth Street and a 10-foot easement for public utility purposes along the rear line of said lot, and a 15-foot easement for public utility purposes along the southerly line of said lot, said 15-foot easement containing a sewer line.

STATE TAX $ 17.25
PROBATE .50
TOTAL $ 17.75
OCT 1 2 1965
PAID OCT 1
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved ( ) property, known as ______ (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 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, insofar as I, as Trustee, am authorized so to do, but not otherwise.

Witness my **hand** this 1st **day of** October, 19 65

Andrew Ewing
Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Betty Poage, a Notary Public in and for said County and State, the within named Andrew Ewing, Trustee,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of October 1965

My Commission expires 10-25-67

Betty Poage
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

ANDREW EWING, TRUSTEE

TO

CHESTER GODWIN and wife,

MARTHA L. GODWIN

01578

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 12 2 21 PM '65

NOTED: BOOK 112 PAGE 529
RECORDING FEE $ 3.00
DEP. REG. 1

SEDGWICK & [illegible], ATTS.
480 JAMES ROBERTSON PARKWAY
P. O. BOX 1026
[illegible]ESSEE 37202