WARRANTY DEED

BOOK 3918 PAGE 247

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Ridley	James Ridley	MAP 147-07
(NAME) 645 Flora St	(NAME) Same	Page 131
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn	(STREET ADDRESS)	52
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	MS

For and in Consideration of the sum of Seven Hundred Ninety and No/100 ($790.00) *DOLLARS*

of which $550.00 has been paid in cash by James Ridley and wife, Willie Mai Ridley, the receipt of which is hereby acknowledged, and for the remainder the said James Ridley and wife, Willie Mai Ridley, have assumed and agree to pay the unpaid balance of $240.00 of an indebtedness in the original amount of $400.00, secured by vendor's lien retained in deed from Chester Maxwell and wife to Deloris F. Chatman, of record in book 3902, page 115, Register's Office for Davidson County, Tennessee,

I, Deloris F. Chatman

have bargained and sold, and by these presents do transfer and convey unto the said James Ridley and wife, Willie Mai Ridley, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 5th, formerly the 7th, Civil District of said County and State, being the easterly 75 feet of lot No. 25 on the plan of Chester Maxwell Subdivision, not of record, described as follows:
Beginning on the southerly margin of Flora Maxwell Avenue at the northwest corner of the property conveyed to Morris Levine et ux, by deed of record in book 3341, page 321, Register's Office for said County; thence with Levine's westerly line, southwardly 179.8 feet; thence northwestwardly 75 feet; thence northwardly 162 feet, more or less, to the southerly margin of Flora Maxwell Avenue; thence with said Avenue, eastwardly 75 feet to the point of beginning.
Being the same real property conveyed to Deloris F. Chatman by deed from Chester Maxwell and wife, of record in book 3902, page 115, Register's Office for said County.

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

unimproved (X)
This is improved ( ) property, known as ..... (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 James Ridley and wife, Willie Mai Ridley, their *heirs and assigns, forever.*

And I *do covenant with the said* James Ridley and wife, Willie Mai Ridley *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Deloris F. Chatman *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* James Ridley and wife, Willie Mai Ridley, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 13th *day of* August, *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.*

Deloris F. Chatman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Darlene Hinkle, a Notary Public in and for said County and State, the within named Deloris F. Chatman

the bargainor, 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 14 day of August Sept, 19 65

Darlene Hinkle, Notary Public.

Commission Expires May 11 1965

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



STATE TAX $ 1.19
PROBATE .50
TOTAL $ 1.69

OCT 19 1965

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

PAID OCT 19 1965

WARRANTY DEED

FROM

Deloris F. Chatman

TO

James Ridley, et ux

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 19 10 33 AM '65

RECORDING FEE $ 2.00

NOTE: BOOK 3948 PAGE 249

DEP. REG. ---

02570

BOOK 3948 PAGE 250

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

200

LIEN ON THE WITHIN DESCRIBED PROPERTY TO SECURE PAYMENT OF DEMAND NOTE

The undersigned tenant, THOMAS E. FRENSLEY, III, hereby gives to his landlords, Mrs. Effie S. Hooker, R. B. Parker, Jr., and Alfred G. Rutherford, a lien for the full amount of this note and of all other liabilities and obligations of the undersigned to the landlords, whether absolute or contingent, now existing or hereafter arising, due or to come due, secured or unsecured, upon the title or interest of the undersigned on the property described as follows:

> Being Lots Nos. twenty-two (22), twenty-three (23), thirty-two (32), and thirty-three (33), on the Map of Nawakwa Hills, Powwow Addition, Section No. 1, as of record in Book 843, Page 79, of the Register's Office for Davidson County, Tennessee.
>
> Said Lots Nos. twenty-two (22), and twenty-three (23), adjoin and together front fifty (50) feet each, on the easterly side of Whoopee Trail and extend back between parallel lines 150 feet to a dead line and measures fifty (50) feet each thereon.
>
> Said Lots Nos. thirty-two (32), and thirty-three (33), adjoin and together front 50 feet each on the westerly side of Ocoee Trail and extend back between parallel lines 150 feet to a dead line and measures 50 feet each, thereon.
>
> Said Lots Nos. 22, 23, 32, and 33, being the same property conveyed to the undersigned Thomas J. Foley and wife Margaret F. Foley by Chas. U. Coggin, Trustee, as of record in Book 1389, Page 123, of the Register's Office of Davidson County, Tennessee.

Upon failure to pay this note, or any installment thereof, when due or declared due, the landlords may foreclose the aforesaid lien without judicial proceedings by selling such property at public or private sale, at such price or prices and upon such terms and conditions as the landlords in their sole and absolute discretion may determine, without demand, advertisement, or notice of any kind, all of which are hereby waived, and apply the proceeds remaining after deducting all costs of sale, and any balance then standing to the credit of any account maintained with the landlords by the undersigned, in payment or reduction of the amount due hereon, and

the undersigned and all indorsers, sureties and guarantors hereof shall remain liable for any deficiency.

Thomas E. Frensley III
THOMAS E. FRENSLEY, III

Sworn to and subscribed before me this 16th day of Sept, 1965.

Linda K. Ford
NOTARY PUBLIC

My commission expires: May 29, 1968.

STATE OF TENNESSEE

DAVIDSON COUNTY

Personally appeared before me, Linda K. Ford, a Notary Public in and for said County and State, the within named THOMAS E. FRENSLEY, III, 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 16th day of September, 1965.

Linda K. Ford
NOTARY PUBLIC

Commission expires: May 29, 1968

BOOK 3948 PAGE 253

LIEN ON THE WITHIN DESCRIBED
PROPERTY TO SECURE PAYMENT
OF DEMAND NOTE

R. B. PARKER, JR.
200 Union Street
Nashville, Tennessee
ALpine 6-0138

0 2 5 7 1

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

Oct 19 10 35 AM '65
NOTED: BOOK 112 PAGE 674
RECORDING FEE $ 1.75
DEP. REG. m