ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bob J. Armstrong (NAME:)	Kimbrough-Kavanaugh and Associates (NAME:)	11D 61025
Becklea Drive (STREET ADDRESS OR ROUTE NUMBER)	416 Union Street (STREET ADDRESS) BOOK 3969 PAGE 24	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Bob J. Armstrong and wife, Bonnie Lou F. Armstrong, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Thomas James Sterritt and wife, Frances H. Sterritt, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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. 23 on the Plan of Madison Park, Section 3, of record in Book 3500, page 104, Register's Office for Davidson County, Tennessee.

Said Lot No. 23 fronts 75.0 feet on the easterly side of Becklea Drive and extends back between lines 120.9 feet on the northerly side and 102.45 feet on the southerly side, to a broken line in the rear, measuring a total of 142.45 feet thereon.

Being the same property conveyed to Thomas James Sterritt and wife, Frances H. Sterritt by deed from Dugger Developments, Inc., of record in Book 3897, page 464, Register's Office for Davidson County, Tennessee.

This instrument was prepared by:
Miller Kimbrough
416 Union Street
Nashville, Tenn.

This is improved (X) unimproved ( ) property, known as Becklea Drive, 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 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 hands this the 9th day of December, 1965.

Thomas James Sterritt
Thomas James Sterritt

Frances H. Sterritt
Frances H. Sterritt

STATE TAX $ 21.45
PROBATE .50
TOTAL $ 21.95

DEC 15 1965

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

PAID DEC 15 1965

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jam Gluscoe, a Notary Public in and for said County and State, the within named Thomas James Sterritt and wife, Frances H. Sterritt, the bargainor S, 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 9th day of December, 1965.

Commission expires APRIL 30, 1969

Jam Gluscoe
Notary Public

WARRANTY DEED

FROM Thomas James Sterritt et ux

TO Bob J. Armstrong et ux

KIMBROUGH-KAVANAUGH AND ASSOCIATES

Attorneys TITLE COMPANY, INC.

NASHVILLE, TENN.

10454

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 15 2 25 PM '65

NOTED: BOOK 113 PAGE 182

RECORDING FEE $ 2.00

DEP. REG.

DOCUMENTARY $14,300.00