Prepared by Edward C. White, Attorney
5203 Charlotte Avenue
Nashville, Tennessee

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WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth Nicholson	Kimbrough-Kavanaugh & Assoc.	Map 96-14
(NAME:) 2901 Lakeland Drive	(NAME:) 416 Union	Par 47
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Six Hundred and Fifty-($650.00) Dollars---------- DOLLARS

Cash in hand paid by Kenneth Nicholson and wife, Betty Nicholson, and other good and valuable considerations, receipt of all of which is hereby acknowledged, including the assumption by the said Kenneth Nicholson and wife, Betty Nicholson, of the balance owing to Miller Kimbrough, Trustee in the original principal amount of $10,850.00 which indebtedness is secured by a deed of trust of record in Book 2885, page 591, Register's Office of Davidson County, Tennessee, the present principal balance in the amount of Nine Thousand Five Hundred Eighty-One Dollars ($9,581.25) and twenty-five cents,

We, Cecil Cox and wife, Janice Cox, have bargained and sold, and by these presents do transfer and convey unto the said Kenneth Nicholson and wife, Betty Nicholson, 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. 73 on the Plan of Twin Lawn of record in Book 2331, page 9, Register's Office for said County.

Said Lot No. 73 fronts 53.6 feet on the southerly side of Lakeland Drive and extends back between lines 184.5 feet on the westerly side and 264.7 feet on the easterly side to a dead line in the rear on which it measures 148.0 feet.

Being the same real property conveyed to Cecil Cox and wife, Janice Cox, by deed of record from Ardell L. Hale and wife, Nellie Hale, recorded in Book 3802, Page 5, Register's Office of Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 2901 Lakeland Drive
(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 Kenneth Nicholson and wife, Betty Nicholson, Their heirs and assigns, forever.

And we do covenant with the said Kenneth Nicholson and wife, Betty Nicholson 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.

Except as herein stated above.

And We, Cecil Cox and wife, Janice Cox, do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Kenneth Nicholson and wife, Betty Nicholson, Their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 6th day of January, 1966

Cecil Cox

Janice Cox

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Edward C. White, a Notary Public in and for said County and State, the within named Cecil Cox and wife, Janice Cox

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 Nashville, Tennessee, this 6th day of January, 1966

Edward C. White, Notary Public

Commission Expires 3-13-66

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
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

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WARRANTY DEED

FROM

CECIL COX, ET UX

TO

KENNETH NICHOLSON, ET UX

13056

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 7 11 59 AM '66

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RECORDING FEE $ 2.00

DEP. REG. ---

Attorneys TITLE COMPANY, INC.
NASHVILLE, TENN.

STATE TAX $ 16.28

PROBATE $ 1.50

TOTAL $ 17.78

JAN 7 1966

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

PAID JAN 7 - 1966

CT