BOOK 3979 PAGE 160

THIS INSTRUMENT WAS PREPARED BY:
SEDDON & WILKINS, ATTORNEYS
480 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James Clifford Sanders (NAME) | United Mortgagee Servicing Corp. (NAME) | 15DA 3390 |
| 1123 East Delmas Avenue (STREET ADDRESS OR ROUTE NUMBER) | 3200 Pacific Avenue (STREET ADDRESS) | Map 72-10 |
| Nashville (CITY) Tennessee (P. O. ZONE) (STATE) | Virginia Beach (CITY) Virginia (ZONE) (STATE) | Par 145 |

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by James Clifford Sanders and wife, Frances W. Sanders, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Pearl W. Jackson as surviving tenant by the entirety 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. 5 on the Map of Eastmoor Place, as of record in Book 547, pages 177 and 178, Register's Office for Davidson County, Tennessee.

SAID Lot No. 5 fronts 60 feet on the northerly side of East Delmas Avenue and runs back between parallel lines 234.3 feet to a dead line.

BEING the same property conveyed to Carl A. Jackson and wife, Pearl W. Jackson by deed from Sara Rucker Pearson and husband H. C. Pearson of record in Book 1273, page 11, said Register's Office. The said Carl A. Jackson having since died.

STATE TAX $ 20.25
PROBATE .50
TOTAL $ 20.75

JAN 17 1966

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

CT

PAID JAN 17 1966

This is { } unimproved { } improved property, known as 1123 (House Number) East Delmas Avenue (Street) Nashville (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 10th day of December, 19 65.

Pearl W. Jackson
PEARL W. JACKSON

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, the within named Pearl W. Jackson, 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 10th day of December, 19 65.

My Commission Expires: May 6, 1969

Gail Pigg
Notary Public

WARRANTY DEED

FROM PEARL W. JACKSON

TO JAMES CLIFFORD SANDERS ET UX

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

14250

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 17 3 03 PM '66

NOTED BOOK 113 PAGE 355
RECORDING FEE $ 2.00
DEP. REG. 2

EDWARD SEDDON
ATTORNEY AT LAW
P. O. BOX 1026
480 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE