TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS BOOK 3989 PAGE 320	MAP-PARCEL NUMBERS:
Mrs. Margaret K. Tippens (NAME)	Guaranty Mortgage Company (NAME)	Map 115-7
609 Lamarr Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Par. 66
Nashville, Tennessee 37205 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37201 (CITY) (ZONE) (STATE)	

For and in consideration of the sum of ----------($10.00)----------
----------Ten and No/100----------DOLLARS
cash in hand paid by Margaret K. Tippens and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the said Margaret K. Tippens assuming the unpaid balance owing upon a promissory note dated June 9, 1961, executed by John P. Rowan, Jr. and wife, Martha S. Rowan, in the original principal amount of $20,500.00, payable to Guaranty Mortgage Company, and as described in and secured by the Deed of Trust of record in Book 3241, page 469, Register's Office for Davidson County;

John P. Rowan, Jr. and wife, Martha S. Rowan have bargained and sold, and by these presents do transfer and convey unto the said Margaret K. Tippens

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. 10 on the Plan of West Meade Addition, Section II, as of record in Book 2854, page 56, Register's Office for said County. SAID lot fronts 124 feet on the westerly side of Lamar Drive and extends back 354.3 feet on the northerly line and 324.9 feet on the southerly line, to a dead line in the rear, which is a broken line on which it measures 227.9 feet. BEING part of the property conveyed to John P. Rowan, Jr. and wife, Martha S. Rowan, by deed from Capitol Development Company, of record in Book 3247, page 475; said Register's Office.
This conveyance is made subject to restrictions, easements and set-back lines of record, and to taxes for 1966 which have been pro-rated and assumed by the Grantee.

This is unimproved ( ) improved (X) property, known as 609 Lamarr Drive (House Number) (Street) Nashville, Tennessee (P. O. Address: City or Town) 37205 (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.

Whenever 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 4th day of February, 1966

John P. Rowan, Jr.

Martha S. Rowan

STATE TAX $ 36.00
PROBATE .50
TOTAL $ 36.50
FEB 18 1966

This instrument prepared by
STEPHENSON, LACKEY & HOLMAN
First Federal Building
Nashville, Tenn. 37219

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID FEB 18 1966

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, John T. Archer, a Notary Public in and for said County, the State and within named John P. Rowan, Jr. and wife, Martha S. Rowan, 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 4th day of February, 1966

Commission expires Aug. 24, 1966 Notary Public John T. Archer

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY

17960

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 18 2 25 PM '66
NOTED BOOK 113 PAGE 523
RECORDING FEE 2.00
DEP. REG. .50

Published by TENNESSEE TITLE CO. NASHVILLE, TENN. Home Office Zone

Warranty Deed

$ 6,000.00

From JOHN P. ROWAN, JR. AND WIFE

To MARTHA S. ROWAN

MARGARET K. TIPPENS