This instrument was prepared by: Frank S. King, Jr., Attorney
507 American Trust Building
Nashville, Tennessee

WARRANTY DEED

BOOK 4005 PAGE 637

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cecil T. Lawson, et ux	Fidelity Federal S & L Assn	11D-16945
(NAME:) 1118 Saunders Ave/	(NAME:) 401 Union St,	Map 51-7
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tenn.,	(STREET ADDRESS) Nashville, Tennessee	P/o Pat. 17
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------

TEN and no/100 ($10.00) ---------- *DOLLARS*
and other good and valuable consideration, the receipt of which is hereby acknowledged,

Maddux Construction Company, Inc.
has ~~XXXX~~ *bargained and sold, and by these presents do transfer and convey unto the said* Cecil T. Lawson and wife, Anneliese Lawson,
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 11th Civil District of Davidson County, Tennessee, described according to a survey made by Ralph W. C. Lambert, Surveyor, on July 2, 1965, as follows:

BEGINNING at a point on the westerly margin of Saunders Avenue, said point being North 3° 53' East 350 feet from the intersection of said Saunders Avenue and Due West Avenue; thence with the northerly margin of the Beasley Property, Section I, North 86° 06' West 300 feet to an iron pin; thence North 3° 53' East 107.5 feet to the southerly margin of an access right-of-way; thence with the same South 86° 06' East 265 feet and South 62° 56' East 36.74 feet to the westerly margin of Saunders Avenue; thence with the same South 3° 53° West 92.5 feet to the beginning.

Being part of the real property conveyed to Maddux Construction Company, Inc., by deed from Home Federal Savings and Loan Association of Nashville, of record in Book 3906, page 435, Register's Office for said County.

This is ( ) unimproved ( ) improved property, known as 1118 (House Number) Saunders Ave., (Street) Madison, Tenn., (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 Cecil T. Lawson and wife, Anneliese Lawson,
their *heirs and assigns, forever.*

And Grantor does *covenant with the said* Cecil T. Lawson and wife, Anneliese Lawson, *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And Maddux Construction Company, Inc. does
~~X~~*further covenant and bind* itself/ its successors, *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.*

Witness the *hand of/ this* 7th *day of* August, *19* 66, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

MADDUX CONSTRUCTION COMPANY, INC.

Maddux Construction Co., Inc.
by: Asst. R. Maddux, Sec.-Treas.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me,..... , a Notary Public in and for said County and State,.....

.....

.....

the within named 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.....Tennessee, this.....day of....., 19.....

.....Notary Public

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Mrs. E. L. Houchin, a Notary Public of the State and County aforesaid, personally appeared Drew R. Maddux, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Secretary/Treas. of the Maddux Construction Company, Inc., the within named bargainor, a corporation, and that he as such Secretary/Treasurer, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as Secretary/ Treasurer

Witness my hand and seal, at office in Nashville, Tennessee this 11th day of April, 19 66.

Mrs E.L. Houchin Notary Public

Commission expires My Commission Expires May 7, 1968

L17,065- ($24,950.00)

WARRANTY DEED

FROM
MADDUX CONSTRUCTION COMPANY, INC.

TO
CECIL T. LAWSON, et ux

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

24239

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 13 2:42 PM '66

NOTED: BOOK 113 PAGE 809
RECORDING FEE $ 2.00
DEP. REG. 2

STATE TAX $ 37.43
PROBATE 50
TOTAL $ 37.93

APR 13 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID APR 13 1966

Compliments of
Guaranty Title C
A Division of