TENNESSEE TITLE COMPANY

Frank W. West — NAME

1478 Clairmont Place — STREET ADDRESS OR ROUTE NUMBER

Nashville, Tennessee — CITY — P. O. ZONE — STATE

BOOK 4028 PAGE 546

MAP PARCEL NUMBERS 117DA-3650

NAME

STREET ADDRESS

CITY — ZONE — STATE

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

cash in hand paid by FRANK W. WEST AND WIFE, AZALENE C. WEST

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

E. A. SELLERS AND WIFE, BLANCHE M. SELLERS

hereinafter referred to as 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:

Being Lot No. 23 and parts of Lots Nos. 1 and 2 of Block "A" on the Plan of Galecrest No. 2, as of record in Book 843, page 30, Register's Office for said County, described according to a survey made by W. G. Southgate, Surveyor, June 29, 1937, as follows:
BEGINNING at a point on the westerly margin of Clairmont Avenue, 162 feet southwest of the southwest intersection of Clairmont Avenue and Woodmont Avenue, being the common corner of Lots Nos. 23 and 1 of said Block "A"; thence northwesterly 131 feet to the southeast corner of that part of Lot No. 1 conveyed to Charles L. Rathburn and wife, by deed of record in Book 1031, page 94, said Register's Office; thence with Rathburn's southerly line westerly 75 feet 9 inches to the common corner of Lots Nos. 22 and 23 of said Block "A"; thence with the line between said two lots, southwardly 158 feet 6 inches to the northerly margin of Clairmont Avenue; thence with the northerly margin of said Avenue and around a curve in an easterly and northeasterly direction 146 feet to the point of beginning.
Being the same property conveyed to E. A. Sellers and wife, Blanche M. Sellers, by deed from Melvin Lewis and wife, as of record in Book 2400, page 283, said Register's Office.

This instrument prepared by C. H. Briley, Jr.
NASHVILLE, TENN.

This is unimproved ( ) improved (X) property, known as 1478 Clairmont Place, 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.

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 21 day of June, 1966

E. A. Sellers — E. A. Sellers

Blanche M. Sellers — Blanche M. Sellers

STATE TAX $ 42.00
PROBATE .50
TOTAL $ 42.50

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, JUN 24 1966, a Notary Public in and for said County and State, the within named E. A. Sellers and wife, Blanche M. Sellers

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

PAID JUN 25 1966

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 21 day of June, 1966

Commission expires July 22, 1967 Notary Public J. R. Wyatt

TENNESSEE TITLE COMPANY

Warranty Deed

FROM E. A. SELLERS, ET UX

To FRANK W. WEST, ET UX

REGISTER STAMP BELOW

32906

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

PUT REVENUE STAMPS HERE

JUN 27 9 25 AM '66

NOTED

RECORDING FEE 2.00

DEP. FEE

BOOK 4114 PAGE 353

Change 42.50

COURT CLERK'S STAMP

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
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