THIS INSTRUMENT WAS PREPARED BY LOOBY & WILLIAMS, ATTORNEYS, 327 Charlotte Ave., Nashville, Tennessee, 37201.

WARRANTY DEED

BOOK 4053 PAGE 948

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
V. H. Dixon	Same	W2-23265
(NAME): 1821 Jefferson Street	(NAME):	MAP 81-11
(STREET ADDRESS OR ROUTE NUMBER): Nashville, Tennessee	(STREET ADDRESS):	PAR. 509
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and No/100---------- ($10.00)---------- *DOLLARS* cash paid by V. H. Dixon, and wife, Henrie B. Dixon, the grantees, and other good and valuable considerations, receipt of which is hereby acknowledged, I, Artelia McClelland, single,

have bargained and sold, and by these presents do transfer and convey unto the said V. H. Dixon, and wife, Henrie B. Dixon 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 the Middle Part and Middle 33-1/3 of Lot 201 in D. T. McGavock's and Others Addition to Nashville, known as The Addition to the Town of McGavock, a plan of which is of record in Book 21, page 41, Register's Office for said County.
Said middle part of said part of said lot No. 201 fronts 33-1/3 feet on the East side of 14th Avenue North, formerly Alberta Street or Avenue and extends back eastwardly between parallel lines, 170 feet to an alley.
Being the same property conveyed to Artelia McClelland, by deed from Bransford Realty Company, as of record in Book 1014, page 195, said Register's Office.

This is ~~unimproved~~ (XX) improved property, known as 1624 - 14th Avenue, North, Nashville, Tennessee
(House Number) (Street) 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 V. H. Dixon, and wife, Henrie B. Dixon their *heirs and assigns, forever.*

And I *do covenant with the said* V. H. Dixon and wife, Henrie B. Dixon *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Artelia McClelland *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* V. H. Dixon, and wife, Henrie B. Dixon their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 30th *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.*

Artelia McClelland

NEBRASKA
STATE OF ~~TENNESSEE~~
COUNTY OF ~~DAVIDSON~~ DOUGLAS

BOOK 4053 PAGE 950

Personally appeared before me, O. K. Horton, *a Notary Public in and for said County and State, the within named* Artelia McClelland, single

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 Omaha, Nebraska, *Tennessee, this* ... *day of* August, *19* 66.

O K Horton
Notary Public.

Commission Expires June 29, 1969.

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
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be..... .....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....
Notary Public

Commission Expires.....

STATE TAX $ 3.75
PROBATE .50
TOTAL $ 4.25

SEP 7 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 7 - 1966

WARRANTY DEED

FROM

ARTELIA McCLELLAND

TO

V. H. DIXON ET UX

4 2 5 3 7

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 7 11 17 AM '66

RECORDING FEE $ 2.00
DEP. REG. _____

BOOK 4053 PAGE 951

BOOK 4053 PAGE 790

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE