This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC 194859

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 117-04 Par. 221 M.C.	Mr/Mrs Jean Leblon 1816 Cedar Lane Nashville, Tennessee	New Owners BOOK 4106 PAGE 453
FIELD BOOK NUMBER(S) 16DA-490	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1816 Cedar Lane	LOAN OR ACCOUNT NO. PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated May 12, 1966, in the original principal sum of $19,500.00, payable to Vanderbilt University of Nashville in monthly installments of $128.70, including interest at 5% per annum, said note being secured by a deed of trust executed by Francis Lanneau Newton and wife, to Edwin S. Gardner, Trustee, of record in Book 4016, page 133,

FRANCIS LANNEAU NEWTON and wife, LOUISE P. NEWTON, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JEAN LEBLON and wife, MARY H. LEBLON,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being part of Lot No. 1 on the Plan of A. B. Montgomery Land, as of record in Plan Book 1, page 22, Chancery Court at Nashville, described as follows:

Beginning on the northerly margin of Cedar Lane 89 feet east of the northeast corner of said Lane and Battery Place; thence northwardly 165 feet to the southerly margin of a 5-foot reserved strip; thence with said strip, eastwardly 100 feet to the northwest corner of the property conveyed to R. A. McWhirter and wife, by deed from Walter Stokes and wife, of record in Book 1066, page 474; thence with McWhirter's westerly line, southwardly 165 feet to the northerly margin of Cedar Lane; thence with said Lane, westwardly 100 feet to the beginning.

Being the same property conveyed to Francis Lanneau Newton and wife, Louise P. Newton, by deed from L. V. Powell and wife, as of record in Book 4016, page 132.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above, and for 1967 Metro Taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 28th day of February, 1967.

Louise P. Newton
Louise P. Newton

Francis Lanneau Newton
Francis Lanneau Newton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4106 PAGE 454

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Francis Lanneau Newton and wife, Louise P. Newton, the bargainor(s), 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, the 28th day of February, 1967.

Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

File Reau Folk

WARRANTY DEED
REF: hs

FROM
FRANCIS LANNEAU NEWTON and wife

TO
JEAN LEBLON and wife

62189

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 28 12 01 PM '67
NOTED: BOOK 115 PAGE 834
RECORDING FEE $ 2.00
DEP. REG. _____

DOCUMENTARY

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

FILED FEB 28 1967
DAVIDSON COUNTY CLERK

R E W O R D E D

GIVE
STATE TAX $
PROBATE
TOTAL $