BOOK 4109 PAGE 346

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mary A. Lancaster (NAME:)	J. R. Aldrich (NAME:)	W26-4295
3616 Meadowbrook Ave. (STREET ADDRESS OR ROUTE NUMBER)	220 Cherokee Road (STREET ADDRESS)	Map 103-12
Nashville (CITY) Tenn. (P. O. ZONE) (STATE)	Nashville (CITY) Tenn. (ZONE) (STATE)	Par. 54

For and in Consideration of the sum of Five and no/100---------- ($5.00) ---------- *DOLLARS*

Cash in hand paid and other valuable considerations received, I, J. R. Aldrich, an unmarried person reserving a life estate for myself, in the property herein conveyed

have bargained and sold, and by these presents do transfer and convey unto the said Mary A. Lancaster, her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being lot No. 41 of Block "I" on the map of Cherokee Park, Third Section, as of record in book 843, pages 2 and 3, Register's Office for said County. Said lot No. 41 fronts 60 feet on the easterly side of Cherokee Road and runs back 134.24 feet on the north line and 134.45 feet on the south line to a dead line in the rear on which it measures 60 feet.

Being the same property conveyed to J. R. Aldrich by deed from Olive L. Foster, recorded in Book 3822, page 6, Register's Office, Davidson County, Tennessee

This conveyance is made subject to 5-foot easement for public utility purposes reserved along rear of premises, as set out in deed of record in book 819, page 178, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 220 Cherokee Road (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, subject to my life estate, with the appurtenances, estate, title and interest thereto belonging to the said Mary A. Lancaster, her *heirs and assigns, forever.*

And I *do covenant with the said* Mary A. Lancaster *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 *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Mary A. Lancaster, her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 6 *day of* February, *19* 67, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

J. R. Aldrich

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, A B Gibson, a Notary Public in and for said County and State, J. R. Aldrich

the within named bargainor , with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 8th day of February, 19 67.

A. B. Gibson Notary Public

Commission expires 2-26-68

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

63270

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 8 11 46 AM '67
NOTED. BOOK 116 PAGE 33
RECORDING FEE $ 2.00
DEP. REG. 3

STATE TAX $ 225.50
PROBATE
TOTAL $ 225.50

MAR 8 1967

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

PAID MAR 8 1967

~~PAID MAR 8 1967~~

WARRANTY DEED

FROM

J. R. Aldrich

TO

Mary A. Lancaster
3616 Meadowbrook Ave
Nashville, Tenn 37205

This instrument was prepared by Geo. H. Armistead, Jr. Nashville, Tennessee.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE