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

WARRANTY DEED

BOOK 4110 PAGE 988

F-

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr/Mrs. James R. Jenkins (NAME)	First Federal S & L Assn. (NAME)	W-22 - 11330
913 Waldkirch Ave. (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union Street (STREET ADDRESS)	Map 105-13 Field-Book No.
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 368

For and in Consideration of the sum of FOURTEEN THOUSAND SEVEN HUNDRED and NO/100 ($14,700.00) *DOLLARS* and other good and valuable considerations, the receipt of all of which is hereby acknowledged, paid by James R. Jenkins and wife, Edna Jenkins,

We, FANNIE FORSEE USELTON, MAUDE FORSEE and ETHEL FORSEE PRICHARD, *have bargained and sold, and by these presents do transfer and convey unto the said* JAMES R. JENKINS and wife, EDNA JENKINS, 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. 10 on the Map of E. L. Holt's Subdivision of Lot No. 6, Schmidt Property, Waverly Place, as of record in Book 547, page 71, Register's Office for said County.

Said Lot No. 10 fronts 50 feet on the southerly side of Waldkirch Avenue and runs back between parallel lines 190 feet to an alley.

Being the same property conveyed to Mrs. C. Elwood Davis by deed, dated July 24, 1939, from Mrs. Martha C. Barnes, an unmarried woman, filed for record July 24, 1939, in Book 1115, page 219, said Register's Office, the said Mrs. C. Elwood Davis having since died.

By decree of the Chancery Court, Part I, of Davidson County, Tennessee, Rule No. 88815, of record in Minute Book 193, page 77, the said property was vested in Fannie Forsee Uselton for life, with the remainder interest vested in Maude Forsee and Ethel Forsee Prichard, as joint tenants with the right of survivorship.

unimproved ( )
This is improved (X) property, known as 913 Waldkirch Avenue, 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 James R. Jenkins and wife, Edna Jenkins, their *heirs and assigns, forever.*

And we *do covenant with the said* James R. Jenkins and wife, Edna Jenkins *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.*

And we, Fannie Forsee Uselton, Maude Forsee and Ethel Forsee Prichard, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* James R. Jenkins and wife, Edna Jenkins, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 24th *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.*

Maud Forsee and Maude Forsee are one and the same person.

Fannie Forsee Uselton
Fannie Forsee Uselton

Maude Forsee
Maude Forsee

Ethel Forsee Prichard
Ethel Forsee Prichard

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Dyer

Personally appeared before me, Frances Powell, *a Notary Public in and for said County and State, the within named* Fannie Forsee Uselton, Maude Forsee and Ethel Forsee Prichard

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 Dyersburg, *Tennessee, this* 24th *day of* February, *19* 67.

Frances Powell, *Notary Public.*

Commission Expires April 9, 1967

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* Fannie Forsee Uselton, Maude Forsee, and Ethel Forsee Prichard,

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 ....., Tennessee, *this* 24th *day of* February, *19* 67.

....., *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 .....

WARRANTY DEED
REF:hs

FROM
FANNIE FORSEE USELTON et al.

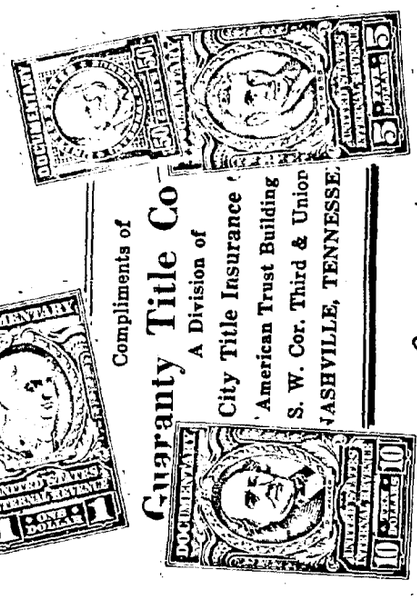
TO
JAMES R. JENKINS and wife

63863

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 13 3 28 PM '67

NOTED: BOOK 116 PAGE 60
RECORDING FEE $ 2.00
DEP. REG. 3



Compliments of
Guaranty Title Co
A Division of
City Title Insurance
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

File, Rear Jerb

PAID MAR 13 1967

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

MAR 13 1967

STATE TAX $ 1105
PROBATE .50
TOTAL $ 1155