BOOK 4117 PAGE 976

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

THIS INSTRUMENT WAS PREPARED BY: EDWARD SEDDON, ATTORNEY SUITE 408-318 [illegible]

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Glenn H. Garner	First Federal Savings	15DA 39084
(NAME:)	(NAME:)	
2212 Carter Avenue	4th and Union	Map 83-3
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	Par 244
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in consideration of the sum of TEN AND NO/100 ($ 10.00) ---------- **DOLLARS** and other good and valuable considerations the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid balance of a note secured by a first mortgage Deed of Trust of record in the Register's Office for Davidson County, Tennessee, I the undersigned, Frances T. Howell

_____ have bargained and sold, and by these presents do transfer and convey unto the said Glenn H. Garner and wife, Carolyn D. Garner

~~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 westerly 80 feet of the northerly 353 feet of Lot No. 51 on the Plan of Brownsville, as of record in Book 21, page 9, Register's Office for Davidson County, Tennessee, and described according to a survey by W. B. Southgate, Surveyor, dated January 28, 1938, as follows:

Beginning at a point in the southerly margin of Carter Street (or Avenue), the northwest corner of said Lot No. 51; thence with the line of said Lot, southwardly 353 feet to the northerly margin of Greenwood Avenue; thence eastwardly 80.0 feet; thence northwardly 353.0 feet to the southerly margin of Carter Street; thence with said margin of said Street westwardly 80.0 feet to the point of beginning.

Being the same property conveyed to Ned B. Howell and wife, Frances T. Howell by deed from John J. Luke and wife, Mae S. Luke, of record in Book 3902, page 46, Register's Office for Davidson County, Tennessee, the said Ned B. Howell having since died.

This is unimproved ( ) improved (X) property, known as 2212 (House Number) Carter Avenue (Street) Nashville P. O. Address: (City or Town) Tennessee (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. Wherever 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 my hand this 21 **day of** March **,** 19 67

Frances T. Howell

Frances T. Howell

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Alfred H. Gaston, a Notary Public in and for said County and State, the within named Frances T. Howell

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 Nashville, Tennessee, this 21 day of March, 1967

Commission expires 30 April 1968

Alfred H. Gaston
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN. APR. 30 1968

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19:__.

My commission expires _____

_____
Notary Public

13,400

WARRANTY DEED

FROM
FRANCES T. HOWELL

TO
GLENN H. GARNER, ET UX

66585

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 6 9 44 AM '67

NOTED: BOOK 116 PAGE 184
RECORDING FEE $ 2.00
DEP. REG. IF

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ 20.10
PROBATE .50
TOTAL $ 20.60

APR 6 1967

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

PAID APR 6 1967