WARRANTY DEED BOOK 4125 PAGE 960

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Jane T. McCrickard (NAME)	Noel-Palmer Mortgage Co. (NAME)	Map 131-3
1715 Temple Avenue (STREET ADDRESS OR ROUTE NUMBER)	Stahlman Building (STREET ADDRESS)	Par. 200
Nashville, Tenn. 37215 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37201 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and no/100---------- ---------- ($10.00) ----------*DOLLARS*

cash paid by Jane T. McCrickard, Grantee, and other valuable consideration, receipt of all of which is acknowledged, and the agreement by Grantee to assume and pay the unpaid balance of a note dated July 8,1964, executed by Grantors to Walter M. Noel Co. in the original principal amount of Fifteen Thousand Eight Hundred and no/100 ($15,800.00) Dollars, which note is secured by a Deed of Trust of record in Book 3797,p.161 R.O.D.C.,

we/ Robert H. Cowan, and wife, Virginia B. Cowan *have bargained and sold, and by these presents do transfer and convey unto*

the said Jane T. McCrickard, her

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 Lot No. 58 on the Map of Neil Hunt Subdivision, of record in Book 974, page 19, Register's Office for said County.

Said Lot No. 58 fronts 75.15 feet on the southerly side of Temple Avenue and runs back between lines, 191.32 feet on the westerly line and 193.65 feet on the easterly line, to a dead line, on which it measures 75.3 feet.

Being the same property conveyed to Robert H. Cowan and wife, Virginia B. Cowan, by deed from Alan G. Kerchoff and wife, as of record in Book 2299, page 375, said Register's Office.

The interest which the said Jane T. McCrickard shall take hereunder shall be to her sole and separate use, as a separate estate, free from the debts, contracts, or marital rights of any husband, with full power to sell, encumber or devise as if she were a feme sole.

This is unimproved ( ) improved (X) property, known as 1715 Temple Avenue, Nashville, Tennessee 37215
(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 Jane T. McCrickard, her *heirs and assigns, forever.*

And we *do covenant with the said* Jane T. McCrickard *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,* except as appears or record.

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* Jane T. McCrickard her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 27th *day of* April, *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.*

Robert H. Cowan

Virginia B. Cowan

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Evelyn Hullgard, a Notary Public in and for said County and State, Robert H. Cowan and wife, Virginia B. Cowan

the within named bargainors, 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 27th day of April, 1967.

Evelyn Hullgard
Notary Public

Commission expires 11-26-67

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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.....

Return to:
GUAR TITLE
G-19381

WARRANTY DEED

FROM

ROBERT H. COWAN, ET UX

TO

JANE T. MCCRICKARD

This instrument prepared by:

Robert H. Cowan, Attorney
500 Court Square Building
Nashville, Tennessee 37201

69548

FELIX Z. W LSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 27 [illegible]

[illegible] 116 PAGE [illegible]

RECORDING FEE $ 2.00

DEP. REG. .....

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

STATE TAX $ 300.00
PROBATE .50
TOTAL $ 300.50

APR 27 1967

PAID APR 27 1967

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