This instrument prepared by:
D. R. Justice, 2316 Grandview Ave.
Nashville, Tenn.

BOOK 4128 PAGE 781

WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Comer R. Eller, Jr. (NAME:)	SAME (NAME:)	Map 73-13
1509 Leitha Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 204
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of **********$10.00**********

Ten and no/100 DOLLARS

Cash in hand paid by buyer and other good and valuable considerations receipt of which is hereby acknowledged, which includes the unpaid balance on a loan due Guaranty Mortgage Co., and is secured by deed of trust to Herschel Greer Trustee and of record in Book 2314, page 465 Register's Office for Davidson County, Tenn.

We, John G. Carter and wife Lottie R. Carter have bargained and sold, and by these presents do transfer and convey unto the said Comer R. Eller, Sr. and Comer R. Eller, Jr. 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. 14 on the Plan of Dugger Heights, Section III, as of record in Book 1835, page 54, Register's Office for said County. Said Lot No. 14 fronts 80 feet on Leitha Ave. and runs back 267.6 feet on one side and 288.4 feet on other side to a dead line which measures 59.3 feet.
Being the same property conveyed to John G. Carter and wife Lottie R. Carter by deed from Mack Estes and R. V. Bass, partners d/b/a Hermitage Realty Co. and of record in Book 2444, page 535, Register's Office for Davidson County, Tenn.

This is (unimproved ( ) improved (X)) property, known as 1509 Leitha Ave. (House Number) (Street) Nashville, Tenn. P. O. Address: (City or Town) (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 Comer R. Eller, Sr. and Comer R. Eller, Jr. their heirs and assigns, forever.

And we do covenant with the said Comer R. Eller, Sr. & Comer R. Eller, Jr. 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, John G. Carter and wife Lottie R. Carter do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Comer R. Eller, Sr. and Comer R. Eller, Jr. their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 3 day of May, 1967

John G. Carter

Lottie R. Carter

Mail Deed To Comer R. Eller Sr
2416 Chapman

STATE OF TENNESSEE
Davidson County

BOOK 4128 PAGE 782

Personally appeared before me, D. R. Justice, a Notary Public in and for said County and State, the within named John G. Carter & wife Lottie R. Carter

the bargainor, 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 3 day of May 19 67

Commission expires 5-16-70

D. R. Justice
Notary Public

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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

70706

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 8 1 33 PM '67

NOTE: BOOK 116 PAGE 321
RECORDING FEE $ 2.00
DEP. REG. _____

WARRANTY DEED

FROM
JOHN G. CARTER, ET UX

TO
COMER R. ELLER, SR., ET ALS

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Comer R. Eller Sr.
2416 Chapman
Nashville

STATE TAX $ 1.50
PROBATE .50
TOTAL $ 2.00

MAY 8 1967

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