This instrument was prepared by: Frank S. King, Jr., Attorney
507 American Trust Building
Nashville, Tennessee 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jewell D. Boyd	First Federal Savings & Loan	Map 71-8
(NAME:) 535 Wesley Avenue	(NAME:) Assoc. Fourth and Union	Par. 209
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn 37207	(STREET ADDRESS) Nashville, Tennessee	BOOK 4145 PAGE 871 m.c.
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------

TEN and no/100 ($10.00) ---------- *DOLLARS*

cash in hand paid by Jewell D. Boyd and wife, Mildred S. Boyd, and other good and valuable considerations, the receipt of which are hereby acknowledged, and for the further consideration of the assumption by the said Jewell D. Boyd and wife, Mildred S. Boyd, of the balance owing under the terms of a deed of trust executed by Floyd T. Martin, Jr. and wife, Sarah B. Martin, of record in Book 3684, page 629, Register's Office for Davidson County, Tennessee, to secure to First Federal Savings & Loan Association of Nashville the payment of a note, payable as specified therein,

I, Sarah B. Mann (formerly Sarah B. Martin),

have bargained and sold, and by these presents do transfer and convey unto the said Jewell D. Boyd and wife, Mildred S. Boyd,

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 Lot No. 80 on the Plan of Joywood Heights, Section I, as of record in Book 1130, page 91, Register's Office for said County.

Said Lot No. 80 fronts 60 feet on the northerly side of Wesley Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same real property conveyed to Floyd T. Martin, Jr. and wife, Sarah B. Martin, by deed from Ethel N. Carr White, of record in Book 3648, page 451, Register's Office for Davidson County, Tennessee, the said real estate having subsequently been divested out of Floyd T. Martin, Jr. and vested solely in thename of Sarah B. Martin, by divorce decree in the Fourth Circuit Court of Davidson County, Tennessee, dated November 20, 1964, Docket No. 44410. The said Sarah B. Martin having since remarried; hence the change of her name to Sarah B. Mann.

NOTE: Sarah B. Martin and Sarah B. Mann is one and the same person.

NOTE: Said Grantor herewith conveys to Grantees all of her right, title and interest in her escrow account, taxes and insurance, etc., with First Federal Savings & Loan Association of Nashville.

unimproved ( )
This is improved (X) property, known as 535 Wesley 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 Jewell D. Boyd and wife, Mildred S. Boyd, their *heirs and assigns, forever.*

And I *do covenant with the said* Jewell D. Boyd and wife, Mildred S. Boyd, *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,* except for the above-mentioned deed of trust of record in Book 3684, page 629, Register's Office for Davidson County, Tennessee, which has been assumed by the grantees.

And I, Sarah B. Mann (formerly Sarah B. Martin) *do further covenant and bind* myself/my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Jewell D. Boyd and wife, Mildred S. Boyd, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 24th *day of* June, *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.*

Sarah B. Mann

Jewell D. Boyd

Mildred S. Boyd

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ann Williams, *a Notary Public in and for said County and State, the within named* Sarah B. Mann (formerly Sarah B. Martin) and Jewell D. Boyd and wife, Mildred S. Boyd,

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* 14 *day of* June, *19*67.

Ann Williams, *Notary Public.*

Commission Expires Oct 29, 1969

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

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

Witness my hand and official seal at....., this..... day of....., 19.....

....., 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.....

STATE TAX $ 1.35
PROBATE .50
TOTAL $ 1.85

JUN 26 1967

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

PAID JUN 26 1967

WARRANTY DEED

FROM

SARAH B. MANN (formerly SARAH B. MARTIN)

TO

JEWELL D. BOYD et ux

77210

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

JUN 26 9 59 AM '67

NOTE BOOK 114 PAGE 28
RECORDING FEE $ 2.00
DEP. REG. 20

BOOK 4145 PAGE 874

Compliments of

Guaranty Titl any
A Divisio
Kansas City Title Ins any
American Trus
S. W. Cor. Thir
NASHVILLE, TENNESSEE