TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Erma Kathleen Jenkins (NAME)	Guaranty Mtg. Company (NAME)	15D-57344
1620 Lethia Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Map 73-13
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 94 PW

BOOK 4154 PAGE 645

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

Cash in hand paid by the grantee herein and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the grantee herein assumes and agrees to pay the remaining unpaid balance of a note dated Feb. 21,1964, executed by the grantors herein, payable to Guaranty Mortgage Company, for the original sum of $14,850.00, with interest as set out in said note; both principal and interest payable $89.10 monthly, beginning April 1,1964, and said debt secured by a deed of trust of record in Book 3719, page 517, Register's Office for Davidson County, Tennessee,

WE, JACK EUGENE FOX AND WIFE, PRUDENCE FOX,

have bargained and sold, and by these presents do transfer and convey unto the said

ERMA KATHLEEN JENKINS, ~~for her sole and separate use, free from the debts and contracts of her present, or any future husband, with full power vested in her to sell, mortgage or otherwise convey, as if she were a feme sole, her~~

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Bein g Lot No. 116 on the Plan of Sec. II, Henderson Gardens, as of record in Book 2900, page 101, Register's Office for said County, described as follows:
BEGINNING at a point in the south margin of Welcome Lane, at the corner of Lots 116 and 117; thence with the line between said lots, southerly 114.1 feet to a corner of Lot No. 115; thence with the line between Lots 115 and 116, easterly 117.6 feet to the west margin of Lethia Drive; thence with the margin of the same, northerly 71.5 feet to the beginning of a curve; thence around said curve, northwesterly 35.92 feet to the southerly margin of Welcome Lane; thence with the margin of the same, westerly around a slight curve, 125 feet to the point of beginning.
Being the same property conveyed to Jack Eugene Fox and wife, Prudence Fox, by deed from Philip M. Brownstein, as Federal Housing Commissioner, as of record in Book 3701, page 183, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1620 (House Number) Lethia Drive (Street) Nashville, Tennessee (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 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.

Whenever 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 our hands this 21st day of July 19 67

Prudence Fox

Jack Eugene Fox

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named Jack Eugene Fox and wife, Prudence Fox the 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 21st day of July, 19 67

Commission expires April 25, 1970 Notary Public L. D. Richards

STATE TAX PAID
PROBATE
TOTAL
JUL 24 1967
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

TENNESSEE TITLE COMPANY

80898

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 24 1 13 PM '67

NOTED 1003 116 PAGE 834
RECORDING FEE $ 2.00
DEP. REG. ---

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TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

Warranty Deed
G-197920-jmn

FROM
JACK EUGENE FOX, ET UX.

To
ERMA KATHLEEN JENKINS,

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX