(This instrument prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Rd., Madison, Tennessee)

WARRANTY DEED

BOOK 4158 PAGE 558

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clyde R. Drake et ux	Guaranty Mortgage Company	11D32540
(NAME:) 1001 Woods Lake Drive	(NAME:) 316 Union Street	
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(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 the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of an indebtedness owing to Guaranty Mortgage Company in the original principal amount of $11,550.00, secured by a deed of trust of record in Book 2939, page 575, Register's Office for Davidson County, Tenn., which unpaid balance the said grantees agree to assume and promise to pay, We, ESTEL SLOAN AND WIFE, RUBY A. SLOAN, hereinafter called the grantors, *have bargained and sold, and by these presents do transfer and convey unto* ~~the said~~ CLYDE R. DRAKE AND WIFE, PAULINE DRAKE, herein called the grantees, 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.15 on the Plan of Primrose Acres, of record in Book 2663, pages 106 and 107, Register's Office for said County, described as follows:
Beginning at a concrete monument in the easterly margin of Hamblen Drive opposite a turn into Woods Lake Drive; thence with the margin of Hamblen Drive, northwesterly 180 feet to a point; thence northeasterly 195 feet to a point; thence southeasterly 205 feet to the northerly margin of Woods Lake Drive; thence with the margin of same, southwesterly 170 feet to the beginning of a curve; thence around said curve, westerly 39.27 feet to the point of beginning.
Being the same property conveyed to Estel Sloan and wife, Ruby A. Sloan, by deed from Lawrence Goad and wife, Edith L. Goad, of record in Book 4086, page 610, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2859, page 584; setback lines and easements as shown on the recorded plan; all in said Register's Office.

This is unimproved ( ) improved (X) property, known as 1001 Woods Lake Drive (House Number) (Street), Madison (P. O. Address:), Tennessee (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 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,* except as stated herein.

And we, the said grantors, *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.*

Witness our *hand* s *this* 2nd *day of* August, *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.*

x Estel Sloan
(Estel Sloan)

x Ruby A. Sloan
(Ruby A. Sloan)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Estel Sloan and wife, Ruby A. Sloan,

the within named bargainor S, 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 3rd day of August, 19 67

Commission expires October 24, 1970 Claude W. Wright, Notary Public

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.....

PAID AUG 4 - 1967
DAVIDSON COUNTY, TENN.
COUNTY COURT CLERK
R. E. WORRALL
AUG 4 1967

STATE TAX $ 19.91
PROBATE .50
TOTAL $ 19.91

WARRANTY DEED

FROM ESTEL SLOAN ET UX

TO CLYDE R. DRAKE ET UX

16.24 - Ordinary Pt. City - 30.206

82630

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 4 9 53 AM '67

NOTED: BOOK 117 PAGE 63
RECORDING FEE $ 2.00
DEP. REG. 19.91

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee