WARRANTY DEED BOOK 4165 PAGE 324

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. J. P. Manor	Kimbrough-Kavanaugh & Associates	
(NAME) 3204 Southlake Dr.	(NAME) 416 Union Street	Map 119-15
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	Par. 85
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- *DOLLARS*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 2430, page 585, Register's Office for Davidson County, Tennessee.

I, Clarence E. Elrod, an unmarried person, *have bargained and sold, and by these presents do transfer and convey unto the said* J. P. Manor and mother, Mary Ethel Manor 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. 71 on the Map of Section One, Southlake, as of record in Book 2083, page 58, Register's Office for said County.

Said Lot No. 71 fronts 60 feet on the east side of Southlake Drive and runs back 158.5 feet on the north line and 170 feet on the south line to a dead line in the rear, on which it measures 74.5 feet.

Being the same property conveyed to Clarence E. Elrod, by deed from William W. Byrn and wife, Beverly Dee Byrn, of record in Book 4113, page 852, Register's Office for Davidson County, Tennessee.

The escrow account now on deposit with Kimbrough-Kavanaugh and Associates is hereby transferred and conveyed to the purchasers. The insurance on said property is also hereby transferred and conveyed to the purchasers.

This is { unimproved / improved } property, known as ..... (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 J. P. Manor and mother, Mary Ethel Manor their *heirs and assigns, forever.*

And I *do covenant with the said* J. P. Manor and mother, Mary Ethel Manor *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 as noted above.

And I, Clarence E. Elrod *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* J. P. Manor and mother, Mary Ethel Manor, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 24th *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.*

Clarence E. Elrod

This Instrument Was Prepared By
Dewey W. Pedigo
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

BOOK 4165 PAGE 325

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, R.W. CRAVENS, a Notary Public in and for said County and State, Clarence E. Elrod

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

Witness my hand and official seal at Nashville, Tennessee this 24 day of August, 19 67.

Commission expires July 29, 1968

R.W. Cravens
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 ...

FILED AUG 28 1967 67

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

AUG 28 1967

STATE TAX $ 1595
PROBATE .50
TOTAL $ 1645

R.S. # 25
Corr. 12 652. 05

WARRANTY DEED

FROM

CLARENCE E. ELROD, an unmarried person

TO

J. P. MANOR and mother, MARY ETHEL MANOR

85672

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 28 9 01 AM '67

NOTED: BOOK 117 PAGE 281
RECORDING FEE $ 3.00
DEP. REG. ...

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

PEDIGO & SAINDON