WARRANTY DEED

ALWAYS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ernest William Mathis, Sr., Et Ux~~Sadie~~	Fidelity Federal	Map 119-1
2203 Sadler Avenue	401 Union St,	Par. 6DA-15987
Nashville, Tenn. 37211	Nashville, Tennessee	Par. 96

For and in Consideration of the sum of ($5,250.00) - - - - - - - - Five Thousand, Two Hundred Fifty & No/100 - - - - - - - - *DOLLARS*
Cash in hand paid by Ernest William Mathis, Sr., and wife, Josephine Dora Mathis, the Grantees hereinafter named, the Receipt of which is hereby Acknowledged,

I, Alice C. Kincaid, a Widow,

have bargained and sold, and by these presents do transfer and convey unto the said Ernest William Mathis, Sr., and wife, Josephine Dora Mathis, *their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

the 6th Civil District of

Being parts of Lots Nos. 42 and 43 of the Subdivision of the G. P. Rose Property, as of record in Book 547, Page 74, Register's Office for said County, more particularly described as follows:
Beginning at the intersection of the south line of Glenrose Avenue and the west line of Sadler Avenue, the northwest corner of said Lot No. 43; thence south, with the west line of Sadler Avenue, 92 feet to a point; thence west, parallel with Glenrose Avenue, a distance of 108 feet, more or less, to a point 50 feet east of the center line of the Nashville, Chattanooga & St. Louis Railway's Radnor Yard connecting main tract; thence north, along a line east of, parallel with and 50 feet distance from said center line of track a distance of 100 feet, more or less, to a point in the south line of Glenrose Avenue; thence east, with the south line of Glenrose Avenue, a distance of 85 feet to the point of beginning, containing 9165 square feet.
Being the same real property conveyed to Edwin Price Kincaid and wife, Alice C. Kincaid, by deed from George Hunt, et al, of record in Book 3223, Page 535, Register's Office for said County. The said Edwin Price Kincaid having since died in Nashville, Davidson County, Tennessee, and left no will. The date of the death of the said Edwin Price Kincaid being May 20, 1967.

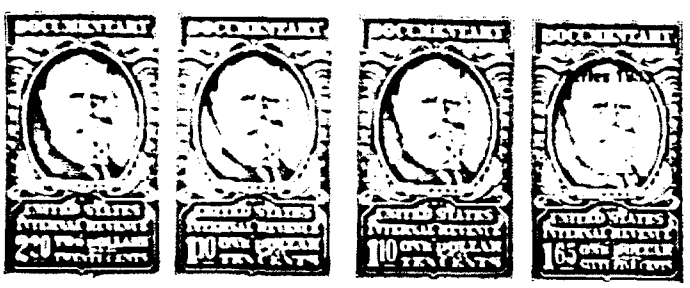
unimproved ( )
This is improved (X) property, known as 2203 Sadler Avenue, (House Number) (Street) Nashville, Tennessee 37211 P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ernest William Mathis, Sr., and wife, Josephine Dora Mathis, *their heirs and assigns, forever.*

And I *do covenant with the said* Ernest William Mathis, Sr., & wife, Josephine Dora Mathis, *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 Taxes for the year 1967, a lien, but not yet due and payable.

And I, Alice C. Kincaid, a Widow,

do further covenant and bind myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Ernest William Mathis, Sr., and wife, their *heirs and assigns against the lawful claims of all persons whomsoever.*
Witness my *hand this* 17th *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.*



Alice C Kincaid

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, F. C. Hardaway, a Notary Public in and for said County and State,

Alice C. Kincaid, a Widow,

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

Witness my hand and official seal at Nashville, Davidson County, Tennessee. this 17 day of August, 1967.

F. C. Hardaway
Notary Public

Commission expires [illegible], 1967

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 .....

WARRANTY DEED

FROM

Alice C. Kincaid, a Widow

TO

Ernest William Mathis, Sr., Et Ux

Deed Prepared By:
David C. Rutherford, Attorney
306 Nashville Bank & Trust Bldg.
Nashville, Tenn.

86050

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 29 2 37 PM '67

RECORDING FEE $ 3.50
DEP. REG. [illegible]

G-195319 Compliments of

GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

STATE TAX $ 2.75
PROBATE $ .50
TOTAL $ 3.25

AUG 29 1967
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.