TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER'S AS FOLLOWS

R.H. Franklin
1701 Pettland Ave.
~~1107 Caruthers Avenue~~
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO

First Fed. Sav. & Loan Association
(NAME)
4th & Union
(STREET ADDRESS)
Nashville, Tennessee
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:

Map 118-1
Par. 104

BOOK 4168 PAGE 25

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 grantees herein assume and agree to pay the remaining unpaid balances of two notes, both executed by the grantors herein, and payable to First Federal Savings & Loan Association, the first of said notes being dated Sept. 20,1963, for the original sum of $10,000.00, payable $71.65 monthly, including interest at 5% per annum, and 1% service fee; said debt secured by a deed of trust of record in Book 3653, page 443, Register's Office for Davidson County, Tennessee, and the second of said notes being dated Aug. 19,1966, for $552.60, payable in 36 monthly installment of $15.35 each, and secured by a deed of trust of record in Book 4049, page 320, Register's Office, WE, POLLY F. GOAD, AND HERMA D. GOAD, both unmarried,

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

R.H. FRANKLIN AND WIFE, ANNIE B. FRANKLIN, their

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

Being Lots 5 and 6 on the Plan of Montrose Place, as of record in Book 57, page 93, Register's Office for said County.
Said Lots Nos. 5 and 6 adjoin and front 100 feet on the southerly side of Caruthers Avenue, and runs back between parallel lines, 170 feet to an alley.
Being the same property conveyed to Polly F. Goad, a widow, and Herma D. Goad, single, by deed from Jerry P. Cason and wife, in Book 3619, page 133, said Register's Office.

PREPARED BY
C. H. BRIEFF, JR., ATTORNEY
321 UNION STREET
NASHVILLE, TENNESSEE 37219

This is ~~unimproved~~ X improved property, known as 1107 (House Number) Caruthers Avenue (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 1st day of Sept, 19 67.

Herma D. Goad — Polly F. Goad

STATE TAX $ 1575
PROBATE 50
TOTAL $ 1725

PAID SEP 8 1967

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Myrtle S. Hussey, a Notary Public in and for said County and State, the within named Polly F. Goad and Herma D. Goad, both unmarried, 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 1st day of September, 1967.

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

Commission expires May 3, 1970 Notary Public Myrtle S. Hussey

TENNESSEE TITLE COMPANY

Warranty Deed

G-108801 - jmm

FROM POLLY F. GOAD, ET AL.

To R.H. FRANKLIN, ET UX.

86931

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 6 1 16 PM '67

BOOK 4117 PAGE 258
RECORDING FEE $ 3.00
DEP. REG. ----

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