TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James L. Fuqua and wife, Mildred C. Fuqua (NAME)	First Federal S & L Assn. (NAME)	22W-15780
1209 McChesney Avenue (STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth BOOK 4173 PAGE 508 (STREET ADDRESS)	Map 104-8
Nashville, Tennessee 37216 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Par. 271

For and in consideration of the sum of ----------($10.00)---------- DOLLARS

----------Ten and No/100----------

cash in hand paid by James L. Fuqua and wife, Mildred C. Fuqua

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Eleanor Brower Brown, unmarried

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said 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 part of Lot No. 58 in the O.B. Hays Plan of large lots called Rokeby, as of record in Book 21, page 87, in the Register's Office for said County.

Said part of Lot No. 58 begins in the westerly margin of 17th Avenue South formerly Addison Avenue, on the line between lots Nos. 58 and 68 on said plan; thence with the line between said two lots westwardly 157.25 feet, more or less to the easterly margin of a proposed alley; thence with said alley northwardly fifty five feet; thence parallel with the first line eastwardly 157.25 feet, more or less, to the westerly margin of said Avenue; thence with said Avenue southwardly fifty five feet to the beginning.

Said property was devised to Eleanor Brower Brown, by deed of will of Ethel Brower, Brown, deceased, of record in Will Book 58, page 204, County Court for said County, and by will of Omer Hepburn Brown, deceased, of record in Will Book 72, page 18, County Court for said County.

This conveyance is subject to taxes for the year 1967 which have been pro-rated and assumed by the Grantees.

This is unimproved ( ) improved (X) property, known as 1701-17th Avenue South, Nashville, Tennessee 37212
(House Number) (Street) 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 September 19 67

/s/ Eleanor Brower Brown
Eleanor Brower Brown

This instrument prepared by
STEPHENSON, LACKEY & HOLMAN
First Federal Building
Nashville, Tenn. 37219

STATE TAX $ 24.00
PROBATE .50
TOTAL $ 24.50

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [signature], a Notary Public in and for said County and State, the within named Eleanor Brower Brown, unmarried

SEP 22 1967

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

the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at office.

this 21st day of September, 19 67

PAID SEP 22 1967

Commission expires 1-29-69 Notary Public [signature]

TENNESSEE TITLE COMPANY

PUT COUNTY CLERK'S RECEIPT HERE:

PUT REVENUE STAMPS HERE:

89461

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 22 3 26 PM '67

NOTED: BOOK 117 PAGE 373
RECORDING FEE $ 3.50
DEP. REG.

REGISTER STAMP BELOW

JAMES L. FUQUA AND WIFE, MILDRED C. FUQUA
To
ELEANOR BROWER BROWN
FROM

16,000.00

Warranty Deed

PLEASE MAIL TO - Mr. James L. Fuqua, Jr., 1209 McChesney, Nashville, Tenn. 37216

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NASHVILLE, TENNESSEE
Zone Office
TITLE INSURERS
CORPORATION
1004