BOOK 4177 PAGE 993

This Instrument Prepared By:
BAILEY, EWING & DALE, Attys.
709-719 Nashville Trust Building
Nashville, Tennessee 37201

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret F. Beeskau	Fidelity Federal Savings & Loan	Map 161-L
(NAME:)	(NAME: Association)	Par. 36
486 Ellenwood Drive	401 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in consideration of the sum of Ten and 00/100 ($10.00) Dollars and other good and valuable considerations, paid to Andrew Ewing, Trustee, by ~~Margaret F. Beeskau, receipt of which is hereby acknowledg-~~ DOLLARS ed, I, Andrew Ewing, Trustee, acting pursuant to the powers as set forth in a certain deed of record in Book 3852, page 653, Register's Office for Davidson County, Tennessee, to which reference is made for the powers therein conferred upon me,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Margaret F. Beeskau, her

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

Being Lot No. 72 on the Plan of McMurray Hills Subdivision, as of record in Book 3700, page 5, Register's Office for said County, to which plan reference is here made for complete description.

Being part of the same property conveyed to Andrew Ewing, Trustee, by deed from Peerless Properties, Inc., of record in Book 3852, page 653, said Register's Office.

Said conveyance is expressly subject to the following:

Restrictions of record in Book 3883, page 846, and easements, setback lines, etc., as shown on plan of record in Book 3700, page 5, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 486 Ellenwood Drive Nashville, Tennessee
(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, ~~[illegible]~~ insofar as I, as Trustee, am authorized so to do, but no further or otherwise.

Witness my hand this 4th day of October, 19 67

Andrew Ewing
Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Betty Poage, a Notary Public in and for said County and State, the within named Andrew Ewing, Trustee

the 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 4th day of October 1967

Commission expires 10-25-67

Betty Poage
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

FHA-1348 ($15,500.00)

WARRANTY DEED

FROM Andrew Ewing, Trustee

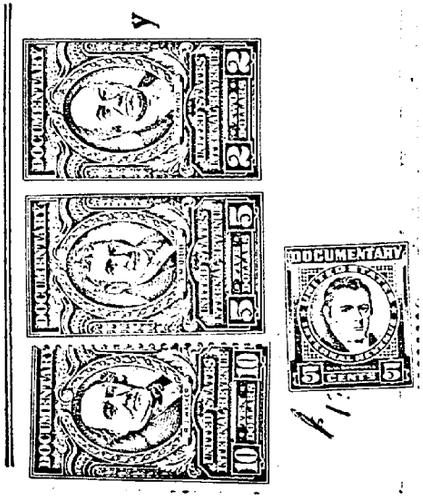
TO Margaret F. Beeskau

91027

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 5 2 44 PM '67

NOTE IN BK 117 PAGE 455
RECORDING FEE 3.00
DEP. REG. M



STATE TAX $ 23.75
PROBATE .50
TOTAL $ 23.75

OCT 5 1967

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

PAID OCT 5 CT 1967